

विजय नगर (जोन-2)

विजय नगर (जोन-2)

130/1/25 11-10-66 तक 20-4-2000

पुनर्वास / मनी

आई.डी. नुस्तेआन मोसाहरी

विजय नगर

कानपुर

विषय - भूखण्ड संख्या नं. 2 जलक I.E.W.A स्कीम डर. डरनाथशर्मा अभिलेखों में  
विस्तारित हटाधिकार का नामान्तरण।

संदर्भ

उपर्युक्त / पत्र आपके प्रतीक पत्र दिनांक 14-2-2000 के संदर्भ में  
निर्देशावली संकेत किया जाता है कि उपर्युक्त नहोदय ने अपने आदेश दिनांक 4-3-2000 के  
अनुसार तथा आप द्वारा स्तुत शपथ पत्र व नृत्य प्रमाण पत्र की छाया प्रति के अनुसार बकाया पट्टा  
भूखण्ड 404/... जलक ... जलक स्कीम सं 815/31... दिनांक 23-3-2000  
को जमा कर देने के फलस्वरूप उपर्युक्त भूखण्ड संख्या नं. 2... जलक I.E.W.A: 23025500  
नहोदय डरनाथशर्मा अभिलेखों में मूल सील डीड दिनांक 30-12-1960 में निर्मित सभी  
सर्वतः प्रतिक्रियाओं के आदेश तथा प्रतिक्रिया के समस्त पावनों का प्रथम अधिकार गुरुदत्त  
स्वतः ही विस्तारित नामान्तरण की अनुमति प्रदान कर दी है तदनुसार मूल पट्टेदार 40

आई.डी. नुस्तेआन मोसाहरी के स्थान पर आपका नाम श्री सरस्वती महिला महाविद्यालय  
विजय नगर कानपुर अंकित कर लिया गया है।

भवदीय

संयुक्त सचिव (जोन-2)

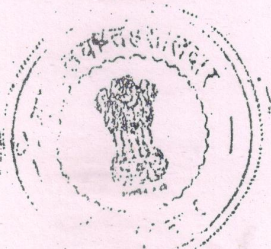
संयुक्त सचिव (जोन-2)

कानपुर

कानपुर

संयुक्त सचिव (जोन-2)

Attended





g. N. Shukla SR 7-1-61 314 K. N. Bhalla 7-1-61 K. N. Bhalla  
admitted by the said Shri K. N. Bhalla against whom  
is personally known to me on behalf of the Peking  
Adhikari, Rampur Nagar Mahapalika (Municipal)  
under the general power of attorney mentioned  
above. Execution also admitted by Shri Parmesh-  
war Dayal Nigam of Shri Putti Lal Nigam Profession  
service resident of  $\frac{109}{342}$  Ram Krishna Nagar Rampur.

The said ~~execution~~ executant is identified by  
Shashi Bhushan Nath son of Shiva Nath Prasad  
profession service resident of  $\frac{113}{292}$  Kaushalpur  
Rampur and by Shri Govind Narain son of  
Someshwar Prasad profession business resident  
of  $\frac{104A}{327}$  Ram Bagh Rampur. This deed contains

8 folios and a plan only sd. g. N. Shukla SR  
7-1-61  
sd. K. N. Bhalla Parmeshwar Dayal Nigam sd. S. D. Nath  
7-1-61 T-9

sd. Govind Narain The witnesses appear to be  
reliable and the above thumb impressions

have been duly taken sd. g. N. Shukla SR  
7-1-61  
Registered as no. 137 with its duplicate no. 138  
in B.K.I Vol. 2119 on page 266

sd. B.K.I. 230 pages 1479 This the 14th day  
of January 1961 sd. Shiva Narain Singh SR  
1498

Copied by sd. [Signature]  
Compared by sd. [Signature]

True Copy  
3-9-80





(16)  
 एटाप नं० ६३० मू० ३३) ३५) ३५) केरा नाथ आवलीकवडुए  
 कानपुर नाम आदि० जी० ए० केरा नाथ आवलीकवडुए  
 निवास एवान ११०/६८ राम सुवर्ण गोल कांठपुर जी०  
 श्री मनोज पामेश्वरी दयाल दिनांक ६-६-६०  
 हस्ताक्षर ल० केरा नाथ एटाप नं० ६३१ मू०  
 ३३) ३५) ३५) केरा नाथ आवलीकवडुए  
 कानपुर नाम आदि० जी० ए० केरा नाथ आवलीकवडुए  
 निवास एवान ११०/६८ राम सुवर्ण गोल  
 कानपुर मा० मनोज पामेश्वरी दयाल  
 दिनांक ६-६-६० हस्ताक्षर ल० केरा नाथ

leave for 999 years  
 A.R 98 X 4 = 392

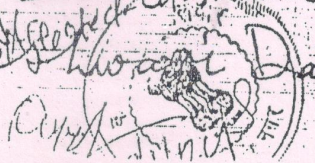
2 Agreement  
 Regn. fee Comp. fee words about  
 9/- 5500  
 10/- 5.50  
 10/-  
 29/- Total 34/50

Presented by Shri K. N. Bhatta Profession service  
 son of Shri Gopi Nath Bhatta resident of 106 fardhi  
 Nagar Kanpur City at the office of the Sub-Registrar,  
 Kanpur this 7 day of January 1961 between the hours  
 of 3 and 11 P.M. On behalf of The Bikanara Adhikari  
 Kanpur Nagar Mahapalika under general power of  
 Attorney dated 2-11-1961 authenticated by the Sub-  
 Registrar, Kanpur on the said date and





if left on the demised premises and signed by  
 the Bikaraya Adhikari of the Mahapalika and  
 a notification of any decision of the Bikaraya  
 Mukhya Nagar Adhikari of the Mahapalika  
 under the hand of the Bikaraya Adhikari of  
 the Mahapalika shall be sufficient evidence  
 of such decision. IN Witness whereof the  
 parties hereto have set their hands on  
 the day and in the year herein first above  
 written. Signed and delivered by sd. Munshi  
 Lal Nigam Bikaraya Adhikari Kanpur  
 Nagar Mahapalika Kanpur Signed and  
 delivered by Parmeshwari Dayal Nigam  
 Ld. Sec. In the presence of Witness sd. R. K.  
 (Witness) for  
 (illegible) Witness sd. Ganga Pd. Witness  
 sd. B. K. Shukla sd. Munshi Lal Nigam sd.  
 Parmeshwari Dayal Nigam sd. Munshi Lal  
 Nigam sd. Parmeshwari Dayal Nigam sd.  
 Munshi Lal Nigam sd. Parmeshwari Dayal  
 Nigam sd. Munshi Lal Nigam sd. Parmeshwari  
 Dayal Nigam sd. Munshi Lal Nigam  
 sd. Parmeshwari Dayal Nigam  
 sd. Munshi Lal Nigam sd. Parmeshwari  
 Dayal Nigam sd. Munshi Lal Nigam  
 sd. Parmeshwari Dayal Nigam





provided further that if <sup>(14)</sup> the Lessee fails to construct and complete the buildings in the time and manner herein before provided or if the premises are put to any use other than that for which the demise was made, or if any dues are in arrears the Mukhya Nagar Adhikari of the Mahapalika may, before taking action to re-enter ~~of the Mahapalika may, before~~ the demised premises as provided in clause (4) above, recover from the lessee damages at the rate of 3% of the premium above mentioned for every month up to the maximum of 12 months during which the breach of the above conditions or any one of them continues after receipt of notice from the Mukhya Nagar Adhikari of the Mahapalika and in case of continuance of the said breach after the expiry of 12 months, may then re-enter on the land and determine the lease." (B) Any losses suffered by the Mahapalika on a fresh grant of the demised premises for breaches of conditions aforesaid on the part of the Lessee or any person claiming through or under him shall be recoverable by the Mahapalika (C) Any notices requiring to be served hereunder shall be deemed to have been sufficiently served on the Lessee

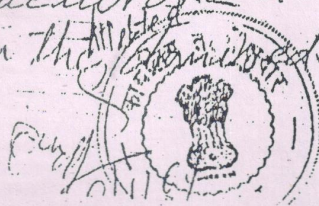
Only

20/11/10





(13)  
Mahapalika in respect of any breach of agreement  
to reenter the demised premises or any part thereof  
in the name of the whole and thereupon this demise  
shall absolutely cease and determine and the  
Lessee shall not be entitled to any compensation  
whatsoever. Provided always that the Lessee shall  
be at liberty to remove and appropriate to him-  
self all buildings, erections and ~~structures~~  
structures, if any, made by him, and all materi-  
als thereof from the demised premises after  
paying up all the dues, and the lease rent  
upto date and all other taxes, rates and  
assessments then due and all damages and  
other dues according to the Mahapalika within  
three months of the date of the determination  
of the lease and in case of failure on the  
Lessee's part to do so, the buildings and  
erections standing on the demised premises  
and all materials thereof shall vest in the  
Mahapalika and the Lessee shall then  
have no right to claim for the refund  
of any money paid by him to the Board  
up to that time or to claim any compensa-  
tion for the structures and materials  
paid up by him on the demised premises.





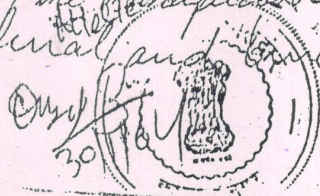
(12)  
breach by the Lessee or by any person claiming through or under him of any one of the covenants or conditions hereby in before contained and on his part to be observed and performed and in particular and without prejudice to the generality of this sub-clause, if the Lessee transfers, relinquishes, mortgages or assigns any part of the of the demised premises or the whole of the demised premises without the previous consent in writing of the Mukhya Nagar Adhikari of the Mahapalika herein before provided, or if the lessee fails to <sup>and complete the buildings in the time and manner hereby provided for</sup> commence or use the building so constructed for any purpose other than school or fails to maintain a play ground in good condition to the satisfaction of the Mukhya Nagar Adhikari or if or rent hereby reserved or any part thereof shall be in arrear and unpaid for a period of one Calendar month after becoming due (whether the same shall have been demanded or not) or if the Lessee or the person in whom the term hereby created shall be vested shall be dissolved or ceased to function insolvent, it shall be lawful for the Mahapalika (without prejudice to any other right of extinction of the

30/1/54





substantially or permanently unfit for building purposes. (t) That the lessee under takes to abide by the rules of Compulsory education in the classes of primary education = are held in the school. (u) Provided that the lessee will in no case be permitted to assign, relinquish mortgage, sublet, transfer or part with the possession of the demised premises unless building according to the standard design supplied to him or according to the plan sanctioned by the Mukhya Nagar Adhikari of the Mahapalika is put up on the demised premises. (v) That the lessee will follow all the rules, regulations and by-laws issued & framed from time to time by the Kanpur Nagar Mahapalika, Kanpur. (w) That the M. N. A. of the Mahapalika will be entitled to nominate one member in the managing Committee of the school. 3. ~~AND~~ AND it is Hereby Agreed And Declared by AND Between the Parties to These Presents As Following:-- (A) Notwithstanding anything herein before contained if there shall have been in the opinion of the Mukhya Nagar Adhikari of the Mahapalika (whose decision shall be final and binding on any





(9)

without the previous written consent of the Mahapalika.  
(h) that the land is being transferred at a concessional  
yearly lease rent on the express understanding  
and condition that it will be used only for the  
construction of school building & playground  
as per layout elevation design set back  
and building plan approved by the Mukhya  
Nagar Adhikari of the Mahapalika and in  
case of misuse or use other than that for  
which the license has been made the Mukhya  
Nagar Adhikari at its sole option determine  
the lease to re-enter the demised premises.  
That the Lessee will permit the members  
officers and subordinates of the Mahapalika  
and workmen and other employed by them  
from time to time and at all reasonable  
times of the day during the said term  
after three days previous notice to enter into  
and upon the demised premises and buildings  
to be erected thereupon in order to inspect  
the same and carry on necessary works  
mentioned before and the Lessee will  
give notice of the liability specified  
in this sub-clause to his tenants. (P)  
that the Lessee will not make any excavation  
upon any part of the demised premises nor

By  
10/1/64



(1)

The Lessee will not make, or permit to be made, any alteration in or additions to the said buildings or other erections for the time being on the leased premises, or erect or permit to be erected any new building on the leased premises without the previous permission in writing of the Mookhyagar Adhikari of the Mahapalika and except in accordance with the terms of such permission and the plan (if any) approved of by the Mookhyagar Adhikari of the Mahapalika and in case of any deviation from such terms or plan will immediately, upon receipt of notice from the Mookhyagar Adhikari of the Mahapalika requiring him so to do, correct such deviation as aforesaid, and if the Lessee shall neglect to correct such deviation for the space of one calendar month after the receipt of such notice, then it shall be lawful for the Mookhyagar Adhikari of the Mahapalika to cause such deviation to be corrected at the expense of the Lessee, which expense the Lessee hereby agree to reimburse by paying to the Mahapalika such amount as the Mookhyagar Adhikari of the Mahapalika (whose decision shall be final)

Attest  
20/1/04



property or so far as they affect the health, safety or convenience of the other inhabitants of the place. (g) That the Lessee will at <sup>his</sup> own cost erect on the demised premises in accordance with the layout plan, elevation, set back and design, and in a position to be approved by the Mukhya Nagar Adhikari of the Mahapalika in writing and in a substantial and workmanlike manner a school building and play ground as per plan sanctioned by the Mahapalika with all necessary sewer drains and other appurtenances, according to the Mahapalika's rules and bylaws in respect of buildings = drains, latrines and connection with sewer, and will commence the construction of such buildings within the school within the period of two years from the date of these presents or within such extended period of time as may be allowed by the Mukhya Nagar Adhikari of the Mahapalika in writing. (h) That the Lessee will keep the demised premises and the buildings at all times in a state of good and substantial repairs and shall repair and maintain the school of proper standard throughout the period of the lease. (i) That the Lessee will, at his own expense, enclose the demised premises by means of boundary walls to be constructed according to the plan and design to be approved by the Mukhya Nagar Adhikari of the Mahapalika and will carefully preserve such walls in good substantial repairs. (j) That

Attested

Om

30/1/00





(1) Yielding and paying therefor yearly in advance during the said term unto the Mahapalika on the first of April in each year the rent of Rupees Ninety eight the rent for the first year having been paid already, the receipt for which is hereby acknowledged. And the Lessee with him by Deed of Covenant with the Mahapalika in the manner following: (c) that the buildings to be constructed on the demised premises shall remain hypothecated for the payment of the yearly lease rent, and they are hereby hypothecated by the Lessee in favour of the Mahapalika and the account due as aforesaid shall constitute the first charge thereon. (d) that the Lessee will pay unto the Mahapalika at its office or as otherwise directed the said yearly rent clear of all deductions on the days and in the manner herein appointed for payment thereof and if the said yearly lease rent or part thereof remains in arrears, the mukhya naga - Adhikari of the Mahapalika shall duly recover the same together with twelve percent interest and costs. (e) that the Lessee will bear, pay and discharge all rates, taxes, charges and assessments of every description which may during the said term be assessed, charged or imposed upon either on the landlord or the tenant or the occupier in respect of the demised premises or the buildings to be erected thereupon. (f) that the Lessee will obey and submit to all byelaws and rules of the Banpur Nagar Mahapalika existing or hereafter to exist so far as the same are incidental to the possession of immoveable

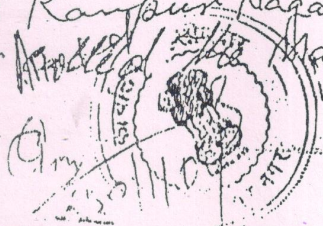


The year 1960 paid by the Lessee to the Mahapalika of the  
receipt whereof the Mahapalika doth ~~not~~ <sup>have</sup> been hereby  
acknowledged and in consideration of the covenants  
hereby reserved and of the covenants, promises and agreements  
herein contained and on the part of the Lessee to be respectively  
performed and observed and performed the Mahapalika doth hereby  
demise and lease to the Lessee, all that plot of land  
numbered as Plot No. 2 (Two) situated in Block I (One) <sup>(Old)</sup>  
F. W. 11 Hari Har Nath Shastri Nagar of Kanpur contain-  
ing by admeasurement 1.96 Acres (One point ninety six  
acres) ~~(Containing admeasurement of)~~ square yards, be-  
the same a little more or less, and bounded on  
the north by 30 (Thirty) feet Road on the south  
by 30 (Thirty) Foot Road on the East by 30 (Thirty)  
Foot Road and on the West by 60 (Sixty) Foot Road  
and which said plot of land is more clearly deli-  
neated and shown in the attached plan and to hold  
the said plot of land and premises (hereinafter referred  
to as "the demised premises") with their appurtenances  
unto the Lessee for the term of 99 (ninety nine)  
years from the date of this indenture (hereinafter  
called "the said term") except and always reser-  
ving to the Mahapalika (a) A to lay right of water  
main, drains, sewers, or electric wires  
under or over the demised premises, if deemed  
necessary by the Mukhya Nagar Adhikari of the  
Mahapalika in developing the area. (b) Full =  
rights and title to ~~the said premises~~ <sup>the said premises</sup> and minerals in and  
under the demised premises or any part thereof





1800 Through Sri Parmeshwar Dayal Nigam s/o Sri Putti Lal Nigam Manager of the J.D. Educational Society R/o 10/9/342, Ram Krishna Nagar Kanpur have executed a lease deed dated 30-12-60 on the terms and conditions in print and have paid the stamp duty of Rs. 30-00 by means of these stamp sheets which are attached to the document Deed prepared by sd. K. N. Bhalla S.D.C. Munshi Lal Nigam Parmeshwar Dayal Nigam. We, the Kanpur Nagar Mahapalika Kanpur and Shri J.D. Educational Society Kanpur (Parent body of Saraswati Balika Vidyalaya) Registered under the Indian Registration Act No. XXI of 1860 through Sri Parmeshwar Dayal Nigam s/o Sri Putti Lal Nigam Manager of the J.D. Educational Society R/o 10/9/342, Ram Krishna Nagar Kanpur have executed a lease deed dated 30-12-60 on the terms and conditions in print and have paid the stamp duty of Rs. 30-00 by means of these stamp sheets which are attached to the document Deed prepared by sd. K. N. Bhalla S.D.C. sd. Munshi Lal Nigam sd. Parmeshwar Dayal Nigam = This lease Deed made the 30 day of in the year one thousand nine hundred and sixty between the Kanpur Nagar Mahapalika hereinafter called the Mahapalika (which





1800 Through Sri Parmeshwar Dayal Nigam s/o Sri Putti Lal Nigam Manager of the J.D. Educational Society R/o 109/342  
Rajn Krishna Nagar Kanpur have executed a lease deed dated 30-12-60 on the terms and conditions in print and have paid the stamp duty of Rs. 30-00 by means of these stamp sheets which are attached to the document Deed prepared by sd. K. N. Bhalla S.D.C. Munshi Lal Nigam Parmeshwar Dayal Nigam s/o Sri Putti Lal Nigam Manager of the J.D. Educational Society Kanpur and Shri J.D. Educational Society Kanpur (Parent body of Saraswati Balika Vidyalaya) Registered under the Indian Registration Act No. XXI of 1860 through Sri Parmeshwar Dayal Nigam s/o Sri Putti Lal Nigam Manager of the J.D. Educational Society R/o 109/342, Rajn Krishna Nagar Kanpur have executed a lease deed dated 30-12-60 on the terms and conditions in print and have paid the stamp duty of Rs. 30-00 by means of these stamp sheets which are attached to the document Deed prepared by sd. K. N. Bhalla S.D.C. sd. Munshi Lal Nigam s/o Sri Putti Lal Nigam Manager of the J.D. Educational Society Kanpur = This lease Deed made the 30 day of in the year one thousand nine hundred and sixty between the Kanpur Nagar Mahapalika, hereinafter called the Mahapalika (which

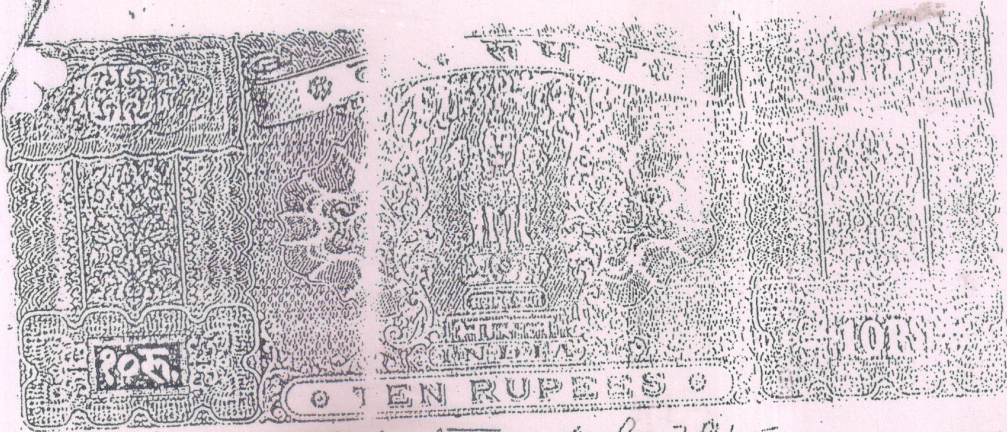




(3)  
expression shall, unless the context does not admit  
include its successors and assigns) of the one part  
and J. D. Educational Society (Kampani) of the other part  
of Saramati Balika Vidyalaya registered under  
the Indian Registration Act of 1960 through S. C.  
Parmerhwar Dayal Nigam of Sri. Patti L. Aliquid  
Manager of the J. D. Educational Society (Kampani)  
109/340 Ram Krishna Nagar (M.C. 1/2) hereinafter  
called the Lessee (which expression shall, unless the  
context does not admit, include its successors  
executors, administrators, representatives  
and permitted assigns) of the other part. Whereas  
under the provisions of the Uttar Pradesh Naga  
Mahapalika Adhiniyam 1946 of one thousand and  
hundred and fifty nine relating to the disposal  
of building sites the Mahapalika has agreed to  
demise, and Lessee has agreed to take on lease  
the plot of land hereinafter described on the  
terms and conditions hereinafter appearing  
for the purposes of constructing a school building  
and play ground according to the layout  
design, set backs and building plan approved  
by the Muzhya Nagar Adhikari of the Mahapalika  
and whereas such a demise has  
been confirmed by the Mahapalika. No  
this Lease Deed witnesseth as follows  
That in consideration of the concession  
sum of Rs. 50/- (Fifty) only per year of

By 30/11/2013





original stamp - Rs. 20/-

We, the Kampur Nagar Mahapalika Kampur and Shri  
J.D. Educational Society Kampur (Parent body of  
Saraswati Balika Vidyalaya) Registered under  
the Indian Registration Act No. XXI of 1908 through  
Shri Parmeshwar Dayal Nigam of Shri Nigam  
Nigam Manager of the J.D. Educational Society  
R/o 109/342, Rani Krishna Nagar Kampur have  
executed a lease deed dated 20-12-2011. The  
terms and conditions in print and have paid  
the stamp duty of Rs. 20.00 by means of  
these stamp sheets which are attached  
to the document Deed prepared by 2011.  
K.N. Bhalla, S.D.C. 2011. Munshi Lal Nigam Sh.  
Parmeshwar Dayal Nigam We, The Kampur  
Nagar Mahapalika Kampur and Shri J.D. Edu-  
cational Society Kampur (Parent body  
of Saraswati Balika Vidyalaya) Registered  
under the Indian Registration Act No. XXI of

Attested

Qy

10/11/2011





आगे आगे के अनुयायियों में प्रत्यक्ष विषय-व्यापकता की महत्वाकांक्षी प्रतीति है।  
 २०१५/१६ में आगे के अनुयायियों के आगमन में १५/१६/२०१६ दिनांक  
 २०१५/१६ में आगे के अनुयायियों के आगमन में १५/१६/२०१६ दिनांक  
 २०१५/१६ में आगे के अनुयायियों के आगमन में १५/१६/२०१६ दिनांक  
 २०१५/१६ में आगे के अनुयायियों के आगमन में १५/१६/२०१६ दिनांक

सुश्रुती महिला महाविद्यालय निजप गाँव कापुर-के जन-वृद्ध दया प्रवृत्त/संलग्न  
 जोड़ के समुदाय गाँव महापालिका कापुर-दया दिनांक 30/12/1960 को 1.96 ए.ए.  
 2.00 को निर्माण की उपरुक्त संस्था की निजप गाँव कापुर-को 99 वर्ष के पट्टे/स्वीज  
 को उपरोक्त आगे में से 5500 वर्ग मी. आगे सरकारी महिला महामाध्य के नाम  
 पर पट्टे को माली है, गाँव-महा प्रजा व स्वीज जोड़ की दवा प्रियां प्रत्यक्ष लक्ष्य  
 है संलग्न है सरकारी महिला महाविद्यालय निजप गाँव कापुर के नाम अतिरिक्त  
 को उपरोक्त आगे में से ही स्थान पर संयुक्त रूप में स्थित है। इसी महाविद्यालय  
 महाविद्यालय को गाँव महापालिका/कापुर निजप प्रविष्ट की प्रत्यक्ष से दवा  
 है आगे महाविद्यालय की आगे पट्टा/स्वीज से सम्बन्धित है, इसी दवा में राण्डन  
 को उपरोक्त आगे पर महाविद्यालय का नाम अंकित नहीं है, क्योंकि स्वीज  
 को आधार पर राण्डन को नहीं को निर्माण कापुर-उत्तर नहीं होता है।  
 महिला महाविद्यालय निजप गाँव निजप आगे पर स्थित है उदा. क्षेत्र का स्वीज  
 को उपरोक्त आगे में से ही दवा में राण्डन को आधार को गाँव दवा  
 को निर्माण महाविद्यालय निजप गाँव कापुर के नाम अतिरिक्त है।

2. विचार व संसार में प्रेक्षित है

६१-७५/५९  
 ०२/०६/०६  
 श्री गणेशाय नमः।  
 विद्यार्थी नाम -  
 दिनांक - २-७-०६ का  
 आचार्य महोदय से प्राप्त हुआ है।  
 दिनांक ०२-०६-०६ को  
 दिनांक ०२-०६-०६ को

[illegible]

प्रबन्धक/सचिव  
सरस्वती महिला महाविद्यालय,  
विजयपुर, काठमाडौं