

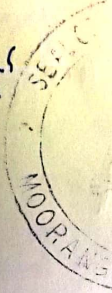
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14/15
24/11/15
Himachal Gobe

deposited by Mahesh Kumar,
ward number, a.t. Thangi
Tehsil moorang

P.c
27.07.15



Photograph of Borrower/Mortgagor
Loan Amount is Rs. 20,00,000/-
NJS worth Rs. 1000/-

Document No.
Date. 8.10.15

MORTGAGE DEED

This **Deed of Mortgage** is made at Reckong Peo on the 8th day of July, 2015 between Sh. Satya Pal son of Shri Chhepak Darje, aged about 59 years, R/o Village & PO Thangi, Tehsil Moorang, Distt. Kinnaur, H.P., hereinafter called 'Mortgagor/borrower' (which expression shall include his heirs, executors, administrators, representatives and assigns) of the one part and the **H.P. State Co-operative Bank Ltd.**, having its Head Office at The Mall Shimla and among others, a Branch Office at Moorang, Tehsil Moorang, District Kinnaur, H.P., hereinafter called 'the mortgagee' (which expression shall include its successor and assigns) of the other part.

WHEREAS the borrower/mortgagor is absolute owner in possession of land bearing Khata/Khatauni No. 15min/22, Khasra No. 366, measuring 0-03-00 hectare situated at Up-mahal Thangi Khas, Tehsil Moorang, Distt. Kinnaur, H.P. (hereinafter referred to as the said land).

Contd.....2

Himmat Singh Negi
Document Writer
R/Peo, Dist. Kinnaur (H.P.)

Handwritten signature in blue ink.

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No. 2675866

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Himachal Government Judicial Paper

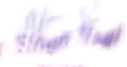
(2)


AND WHEREAS the said bank has agreed to advance a sum of Rs. 20,00,000/- (Rupees twenty lakh only) in favour of Mortgagor/Borrower by way of term loan for construction of house on the said land bearing Khasra No. 366 situated at Up-mahal Thangi Khas, upon securing the repayment thereof together with interest, cost and other charges in the manner as hereinafter appearing.

NOW THIS DEED OF MORTGAGE WITNESSETH AS FOLLOWS:

That in consideration of the sum of Rs. 20,00,000/- agreed to be advanced by the Bank to the Mortgagor/Borrower as per the loaning documents executed in Bank's favour, the Mortgagor/Borrower, hereby mortgages the said land bearing Khata/Khatauni No. 15min/22, Khasra No. 366, measuring 0-02-00 hectares situated at Up-mahal Thangi Khas, Tehsil Moorang, Distt. Kinnaur, N.P. alongwith house to be constructed in this land, unto the Bank by way of simple mortgage to secure the




Contd. ... 3
Witness: 
District Officer
Kinnaur, Distt. Kinnaur (N.P.)

पत्रा कर्ता


उद्देश्य

वर्षिका प्रा. दिनांक 17-7-15
वर्षानुसार शा. संख्या संख्या 3
जे को थी... लुका पाल
पु.पु.वि. संभाग 43
रा.ग. 601
हिमाचल प्रदेश में स्व. ग. द्वारा कार्यसम में क्षा
कोर वराये, प. जोकारण प्रस्तुत किया।


उप-परिचालक
सूर्य, जिला किन्नी

(3)

repayment of the principal amount aforesaid together with interest, charges and all other expenses due to the Bank payable as per the terms and conditions contained in the agreement of term loan and documents executed by the Borrower/Mortgagor.

That the Borrower/Mortgagor agrees to keep fully insured the house in the name of the Borrower/Mortgagor and the Mortgagee, with agreed Bank clause, the said house against damage and loss or destruction by fire, civil-commotion, riots, floods, earthquake and any other insurable risk and keep up such insurance until the amount due under this deed is paid in full to the mortgagee. The cost of insurance will be borne by the Borrower/Mortgagor. In case the Borrower/Mortgagor fails at any time to insure and pay the necessary premium, the Bank may but it will not be bound to, insure and debit the cost of the premium to the Borrower's account. The amount of premium as paid will form part of the principal amount and will carry interest at the rate applicable in respect of amount advanced.

That the borrower/Mortgagor shall also continue to pay all rates and taxed accruing due in respect of the said property under any law or rule for the time being in force.




Contd.....4

Himmat Singh Negi
Document Writer
R/Pos, Distt. Kinnear (H. P.)

विज्ञान अंगुलिका के पैरा मरी

पुष्पावत मिमा जाता है कि उपरोक्त अंगुलिका
के विज्ञान के सामने लगाने में ।


उप पंजीकयक
सुरंग, पिता विन्नी


(4)

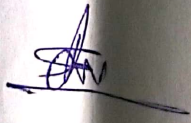
That the Mortgagor/Borrower shall not lease out or part with possession of the property or create any further charge, mortgage on the same in favour of any person without prior consent of the Bank in writing.

That in case of the default/breach of any of the terms and conditions contained in this Deed or in the Loaning Documents executed by the Borrower/Mortgagor, the Bank shall have the option and the right to realize all its due outstanding in the account and cause the mortgaged property to be sold with all its accretions, without being bound to proceed against other securities or sureties, if any held by the Bank.

That on payment of all the dues of the said mortgage under these presents, the mortgagee shall be bound to re-convey the said property free from all encumbrances to the mortgagor/borrower and execute deed of discharge; transfer and every other writing in favour of the mortgagor/Borrower at its expense necessary for this purpose.

Contd.....5


Himmat Singh Nool
Document Writer
R/Peo, Distt. Kinnaur (H. P.)



पेस करती

ऑफिस रहेगा
पाक - जेम नामांगल
मोती लाल
सल्ला
श्रीम लक्ष्मीवती शोभा गुरु
पाल - श्रीम सुभाषिणी लाल
ऑफिस रहेगा

जवाह क I
(मज)

जवाह क 2
श्रीम

शिनात करी


अशोक

उप परिपालक
मुरंग जिला सिन्धी

पुत्राणित किमा जाता है कि पेस करती जवाह क
शिनात करती के गरी लामन हल्लाशर किम

उप परिपालक
मुरंग जिला सिन्धी

34/5/167 - I - XI
करीमा.....
के सफा... 17... 14/15...
कार प्रसिद्धि... I... 119
रे सफा..... पर संख्या की गई


उप पंजीकृत
सूर्य, जिला कानपुर