

प्रतिरिक्त यही संख्या 78

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Himachal Government Judicial Paper

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प्रकार का किस्म के लिए भी प्रतीक ही को साधारण पुस्तक के अधिकार के खाने को है।

उम्दराओं की क्रम संख्या :
धामले की माजिगत और रक्कत और रजिस्ट्री की रकम और अन्य शुल्क और प्राप्त हुआ साजान।

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फीस कर्मीकरण

[Handwritten Signature]
एन पी जे एन
एन पी जे एन



Photograph of Mortgagor/Borrower
Loan Amount is Rs. 7.00 Lac.
NJS worth Rs. 350/-

MORTGAGE DEED

Document No. 77/14
Date 10/6/2014

This Deed of Mortgage is made at Reckong Peo on the 10th day of June, 2014 between Shri Vidya Chand of Shri Nardub Chhering, aged about 52 years, R/o Village & PO Jangli, 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 Akpa, 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 co-owner in possession of land bearing Khata/Khatauni No. 81/108, Khasra No. 202, measuring 0-24-06 hectare, situated at Up-mahal Kutang, Tehsil Moorang, District Kinnaur, Himachal Pradesh and his share in this land is 1/3 share which comes to 0-08-02 hectare.

Contd.....2

[Handwritten Signature]

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

श्री 5 श्री सुविद्या मठ
संस्कृत प्रयोग १९९३

२३
के

श्री ५
के

प्रतिरिक्त
प्रथम मुख्य
द्वितीय - यह धाना इस किस्म के
के लिए भी प्रयोग हो
सकता है जो साधारण मुख्य
के के कियत के धान
के लिए होते हैं।

अतिरिक्त नही संख्या

79

मामले का मूल्य	उत्तराजी की शर्त संख्या :
मामले का किस्म को किस प्रकार प्रयोग हो	मामले की मानियत और स्वल्प और रजिस्ट्री की रकम और अन्य शुल्क और प्राप्त हुआ ताजात।
मामले का कारण पुरानक के खाने	
मामले का	नं० दस्तावेज
	दस्तावेज की किस्म
	मूल्य
	रजिस्ट्री फीस
	फीस नकल
	शर्तों की संख्या
	फीस अनुवाद
	फीस कमीशन

[Handwritten Signature]
 [Stamp]

(2)

AND WHEREAS the said bank has agreed to advance a sum of Rs. 7,00,000/- (Rupees seven lacs only) in favour of Mortgagor/Borrower by way of term loan for construction of house in the said land 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. 7,00,000/- 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 a piece of land out of his share, bearing Khasra No. 202/1 measuring 0-02-00 hectare, (delineated in tatima), situated at Up-mahal Kutang, Tehsil Moorang, District Kinnaur, Himachal Pradesh (hereinafter referred to as the said land) unto the Bank by way of simple mortgage to secure the 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.

Contd.....3

[Handwritten Signature]

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

अतिरिक्त वही संख्या

80

दस्तावेजों की कम संख्या:

भाषण की साक्षित और इक्वय और रजिस्ट्री की रकम और अन्य शुल्क और प्राप्त हुआ ताबाम।

नं० दस्तावेज

दस्तावेज की किस्म

मूल्य

रजिस्ट्री फीस

फीस नकल

शब्दों की संख्या

फीस अनुवाद

फीस कमीशन

[Handwritten Signature]
रजिस्ट्रार
शुभ, जिला किन्नौर

(3)

That the Borrower/Mortgagor agrees to keep fully insured the building 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

[Handwritten Signature]

[Handwritten Signature]
Himmat Singh Negi
Document Writer
R/Peo, Distt. Kinnaur (H. P.)

प्रतिरिक्त बही संख्या...

दस्तावेजों की क्रम संख्या :

सामान की मालिकता और स्वत्व
और रजिस्ट्री की रकम और धन्य
शुल्क और प्राप्ति द्वारा साजसज्जा ।

नं० दस्तावेज...

दस्तावेज की किस्म

मूल्य

रजिस्ट्री फीस

फीस नकल

पत्रों की संख्या

फीस अनुवाद

फीस कमीशन

[Handwritten Signature]
उप पंजीयक
द्वारा जारी किया गया

(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

[Handwritten Signature]

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

दस्तावेजों की क्रम संख्या :
मायले की मायिलेन और रकम
और रजिस्ट्री की रकम और अन्य
मुल्य और प्राप्त हुआ ताजान ।

- नं० दस्तावेज
- दस्तावेज की किस्म
- मूल्य
- रजिस्ट्री फीस
- फीस नकल
- शब्दों की संख्या
- फीस अनुवाद
- फीस कमीशन

[Signature]
उप की कलियाल
सुरत किल्लत सिमल्ल

(5)

Schedule of the property hereby mortgaged:

Land bearing Khata/Khatauni No. 81/108, bearing Khasra No. 202/1 measuring 0-02-00 hectare, (delineated in tatima), situated at Up-mahal Kutang, Tehsil Moorang, District Kinnaur, Himachal Pradesh.

In witness whereof the Mortgagor/Borrower and the Mortgagee have set their hands on the day, month and the year hereinabove first written. ✓

WITNESSES : *[Signature]*

MORTGAGOR/BORROWER

1. *[Handwritten witness details]*

For H.P. ... Ltd.

2. *[Handwritten witness details]*

MORTGAGEE (Bank)

[Handwritten signature]

Scribe:

[Signature]
Himmat Singh Negl
Document Writer
R/Peo, Distt. Kinnaur (H.P.)

Identified by *[Signature]*

