

by way of absolute sale of all that his Half Undivided Share of Plot No. 1-A (A-1) and Plot No. F-39, Part of Khasra No. 210 situate at Village Anaura, Pargana Tehsil and District Lucknow measuring about 6300 sq. feet i.e. 585.50 sq. meters, morefully described in the schedule hereto in favour of the Purchaser to hold the same as absolute owner thereof.

2. That the plot hereby sold is free from all sorts of encumbrances, liens, attachments, mortgages, transfers and charges etc. and the same is neither under any acquisition nor subject matter of any dispute with any third person and no litigation in respect of the title of the Seller is pending in any Court of Law or with any authority.
3. That all the taxes, in respect of the said plot such as municipal taxes or any other charges upto the date of this deed shall be borne and paid by the Seller, while the taxes pertaining to the period after the date of this deed shall be borne and paid by the Purchaser.
4. That in case any part or whole of the plot transferred under this deed goes out of possession of the Purchaser on account of any defect in the title of the Seller then the Seller shall compensate the Purchaser to the extent of loss so suffered by it.

