

UNION TERRITORY OF JAMMU AND KASHMIR
OFFICE OF THE DIVISIONAL COMMISSIONER, KASHMIR
Prescribed Authority under Section (3) of J&K Migrant Immovable Property (Preservation,
Protection and Restraint on Distress Sales) Act, 1997.
(Phone/Fax: 101941-2487777, 2477775, 2452558, 2455357 Email address: divcomk@gmail.com)

Subject: - Application of Shri Makhan Lal S/o Darshan S/o Nath Jee R/o Achan, Tehsil Shahoora-Litter, District Pulwama A/P Jagti Colony, Kandoli, Nagrota Jammu for permission to alienate migrant immovable property in accordance with the provisions of J&K Migrant Immovable Property (Preservation, Protection & Restraint on Distress Sales) Act, 1997

Reference: - Deputy Commissioner, Pulwama's letter No DCP/SQ/22 23/Mig/92 dated 17.06.2023.

ORDER NO: 124 DIVK OF 2023

DATED : 05 - 10 - 2023

Whereas, Deputy Commissioner, Pulwama's letter No DCP/SQ/22-23/Mig/92 dated 17.06.2023 has reported that the alienor(s) intend to alienate land measuring 03 kanals 18 marlas falling under Survey Nos. 342 (02K-07M) and 343 (01K-11M) situated in estate Achan, Tehsil Shahoora-Litter, District Pulwama; and

Whereas, Deputy Commissioner, Pulwama after due enquiry from the field functionaries in terms of prescribed procedure laid down under law/rules/guidelines in vogue has verified title, / and possession of the land measuring 03 kanals 18 marlas falling under Survey Nos. 342 (02K-07M) and 343 (01K-11M) situated in estate Achan, Tehsil Shahoora-Litter, District Pulwama vide his above referred letters, has recommended the case for grant of permission for alienation under the provisions of J&K Migrant Immovable Property (Preservation, Protection & Restraint on Distress Sales), Act, 1997; and

Whereas, Deputy Commissioner, Pulwama in terms of rule 3(b) of J&K Migrant Immovable Property (Preservation, Protection & Restraint on Distress Sales) Rules, 1997 has also issued "No Objection Certificate" under endorsement No. DCP/SQ/22-23/Mig/92 dated 17.06.2023; and

Whereas, to rule out the possibility of distress sale, the alienor(s) were heard on video call who authenticated the veracity of the documents executed by them and also intimated that the sale has not been made in distress/duress and consented to the grant of alienation permission in favour of the alienee(s).

Now, therefore, in pursuance of the powers vested upon me under Section 3 of the Jammu and Kashmir Migrant Immovable Property (Preservation, Protection and Restraint on Distress Sales) Act, 1997, sanction is hereby accorded to the alienation of land measuring 03 kanals 18 marlas falling under Survey Nos. 342 (02K-07M) and 343 (01K-11M) situated in estate Achan, Tehsil Shahoora-Litter, District Pulwama BY Shri Makhan Lal S/o Darshan S/o Nath Jee R/o Achan, Tehsil Shahoora-Litter, District Pulwama A/P Jagti Colony, Kandoli, Nagrota Jammu IN FAVOUR OF (1) Mohammad Abdullah Mir S/o Ghulam Mohi-ud-din Mir (01K-11M under Survey No. 343), (2) Mir Nazir-ul-Haq, (3) Nisar Ahmad Mir and (4) Bilal Ahmad Mir S's/o Late

Ghulam Nabi Mir (02K-07M under Survey No. 342) R's/o Achan, Tehsil
Litter, District Pulwama, subject to the following conditions -

- a) That the applicant(s) is/are rightful owners/possessors of the property proposed to be alienated and is free from all encumbrances and the title of the proposed alienation is clear and the Tehsildar concerned under his seal and signature.
- b) That the value of the property under proposed alienation is calculated as per the stamp rate prevailing at the time of the registering of Sale Deed applicable under **un-irrigated agricultural** category of land of estate **Achan**, Tehsil Shahoora-Litter, District Pulwama as approved by the Committee constituted under the provisions of the Act for Preparation and revision of market value guideline rules 2017.
- c) That any permission under this Act i.e. J&K Migrant Immovable Property (Preservation, Protection & Restraint on Distress) Act, 1997 and rules made thereunder, shall not be construed to grant any permission for conversion or change of land use which is otherwise be prohibited by any Act/Rules made thereunder at any time being in force.
- d) That after completion of all registration formalities, the District Magistrate, Pulwama (Custodian of the Migrant Immovable Property) shall handover the possession of the property to the alienee(s) thereof through prescribed procedure.

DISCLAIMER: 1) THE INSTANT PERMISSION SHALL NOT BE TREATED AS A SUBSTITUTE FOR THE NECESSARY DOCUMENTS/SHARE OF THE APPLICANT/ DISPUTE FREE NATURE OF THE PROPERTY/LAND USE PERMISSION ETC.


**DIVISIONAL COMMISSIONER,
KASHMIR**

No: Div.com/MLA/(3276)/2023

Dated: 05-12-2023

Copy to the: -

1. Financial Commissioner (Rev), J&K Govt., Jammu/Srinagar.
2. Relief Commissioner (Migrants), Jammu
3. Deputy Commissioner, Pulwama
4. Alienee namely (1) Mohammad Abdullah Mir S/o Ghulam Mohi-ud-din Mir, (2) Mir Nazir-ul-Haq, (3) Nisar Ahmad Mir and (4) Bilal Ahmad Mir S's/o Late Ghulam Nabi Mir R's/o Achan, Tehsil Shahoora-Litter, District Pulwama.
5. Alienor namely Sh. Makhan Lal S/o Darshan S/o Nath Jee R/o Achan, Tehsil Shahoora-Litter, District Pulwama A/P Jagti Colony, Kandoli, Nagrota Jammu

.....FOR INFORMATION AND NECESSARY ACTION.