



Government of Haryana
Department of Revenue & Disaster Management
New Secretariat Building Haryana, Sector 17, Chandigarh-160017

To

All the Deputy Commissioners in the State.

Memo No.2880-STR-1-2023/6689
Chandigarh, dated 26/7/2023

Subject:- Masking (Covering) with a paper slip of appropriate size the finger prints etc, while scanning the registered deeds.

As you are well aware, when a document relating to transfer or ownership of immovable property is presented at a Registration Office, the finger prints of each buyer and seller of such property mentioned in the document are affixed, as per section 32-A of the Registration Act, 1908(Central Act 16 of 1908), as amended from time to time. As regards, identification of parties, as per para 127 of the Haryana Registration Manual, there is a provision of consent based Aadhar authentication, as per notification no.14033-STR-I-2021/543 dated 21.01.2022 issued by this Department and in such a case, there is no requirement to produce any other witness for it. Thus, it is amply clear that Aadhar number is not required on the property registration documents at all.

After the introduction of HALRIS and Web HALRIS system, the registered documents are scanned and placed on the portal. With the availability of High Quality Scanner, the incidents of fraud cannot be ruled out. It is amply clear that while carrying out scanning of the registered document, the intent was to preserve the registered documents and to facilitate the public in getting a copy of the same without visiting Tehsils and Sub-Tehsils offices repeatedly. There were no specific instructions to scan the finger prints and to mention even Aadhar Number in the documents itself. Aadhar number is needed only at the time of verification of E-appointment obtained by the parties. Mentioning of Aadhar number and putting of finger prints in the deed documents, scanning thereof after registration and making these documents available in public domain can together lead to instances of cyber crime.

In the light of gravity and sensitivity of the matter, it is directed that under no eventuality, there shall be scanning of finger prints and even if Aadhar numbers mentioned in the deed document at the request of the executants. To ensure compliance in letter and spirit, it shall henceforth be incumbent upon the Registering officers to invariably mask (cover) the finger prints with a paper slip reading "**FINGER PRINTS HIDDEN BELOW**". Similarly, signatures and Aadhar number, if at all mentioned, wherever, occurring, at all places in the document shall be fixed with a proper slip of exactly the same size and bearing the words "**AADHAR NUMBER HIDDEN BELOW**" before scanning. Any violation or deviation in any manner on the part of any officer/ official shall be viewed seriously.

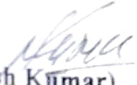

(Naresh Kumar)

Superintendent, Stamp & Registration
for Financial Commissioner, Revenue & Additional Chief Secretary
to Govt. of Haryana, Revenue & Disaster Management Department

Endst. No. 2880-STR-1-2023/6693

Chandigarh, dated the 26/7/23

A copy is forwarded to all the Divisional Commissioners in the State for ensuring compliance of above in letter and spirit.


(Naresh Kumar)


Superintendent, Stamp & Registration
for Financial Commissioner, Revenue & Additional Chief Secretary
to Govt. of Haryana, Revenue & Disaster Management Department

Endst. No. 2880-STR-1-2023/6694

Chandigarh, dated the 26/7/23

A copy is sent to the following for information and necessary action:-

1. Inspector General Registration, Haryana, Panchkula, Bays No. 25 & 26 Sector-4 Panchkula.
2. Senior Technical Director NIC, New Secretariat Building Haryana, Sector 17, Chandigarh.
3. State Chief Stamp Officer 0/0 FCR & ACS, Haryana, Chandigarh.
4. All the Stamp Auditors C/O all the DCs of the State.


(Naresh Kumar)

Superintendent, Stamp & Registration
for Financial Commissioner, Revenue & Additional Chief Secretary
to Govt. of Haryana, Revenue & Disaster Management Department