

SELLER GUIDE · विक्रेता गाइड

How to list your land on AgriZameen

अपनी ज़मीन कैसे सूचीबद्ध करें

Send us your jamabandi on WhatsApp and we do the rest — that is the whole of it. Prefer to do it yourself? The seller account takes nine steps, and there is a real screenshot of every screen below. Listing is free either way.

 **Send my jamabandi · जमाबंदी भेजें**

✓ **Listing is free** — commission only on a completed sale

✓ **Khasra & owner name** never appear on the public page

✓ **Your number stays private** — buyers never get it

✓ **One step on WhatsApp** — or nine on the website, your choice



AgriZameen

Seller Guide · विक्रेता गाइड

+91 92502 13833 · info@agrizameen.com · agrizameen.com/how-to-list-your-land/

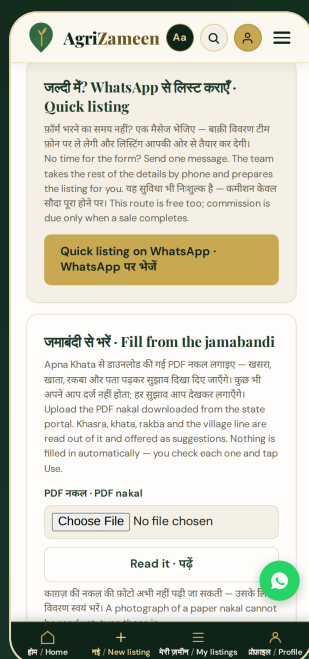
Vision Global Ventures LLP · Reviewed 2 September 2026

One step: send your jamabandi

बस जमाबंदी भेजिए

- 1 **Send the jamabandi on WhatsApp** — a photo of the paper or the PDF nakal downloaded from Apna Khata. Add the village name if the paper is faint.
- 2 **We read it and build the listing.** Khasra, khata, rakba and the village line are pulled off the document; the team checks them, calls you for anything missing, and prepares the parcel page for you.
- 3 **You approve it.** Nothing goes live until you have seen it.

No account, no form, no typing. This route is free too — commission is due only when a sale completes.



The same two routes inside the product: quick listing on WhatsApp, and the jamabandi reader beneath it.

AgriZameen works one corridor in depth — **Phulera – Sambhar – Naraina – Rupangarh**, plus Nawa, Khatu Shyam Ji · Ringas, Dudu and Bichun. If your land is in that belt, everything below applies. If it is elsewhere in Rajasthan, message us anyway and we will tell you honestly whether we are the right people for it.

The long way, if you would rather do it yourself

या खुद करें — नौ कदम

The seller account gives you your own dashboard: every parcel, its status, its photos and its PDF, in one place. Nine steps, and you can stop at any point and come back.

Before you begin — keep these ready

शुरू करने से पहले

- An **email address** you can open today, and the **mobile** you actually answer.
- **One ID** — PAN, Voter ID, Driving Licence, Passport, or a **masked** Aadhaar.
- Your **jamabandi or nakal** — photo or PDF. The form reads it for you.
- **Four or five photos** of the land from your phone. Plain photos are fine.
- A rough idea of the **area** — bigha, biswa, acre, hectare, whichever you use.

Missing something? Start anyway. Nothing here has to be perfect on the first try, and we fill the gaps with you on a call.

01

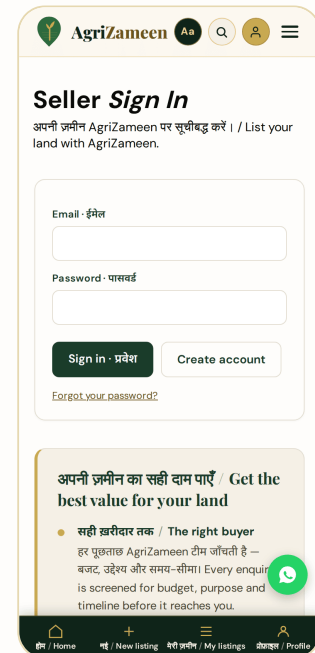
Open the seller page

सेलर पेज खोलें

On any page of **agrizameen.com**, tap **Sign in** · लॉगिन at the top right — or use the footer link **Sell your land** · ज़मीन बेचें. Both open the same screen.

Straight there: agrizameen.com/account/

You will land on **Seller Sign In**. Tap **Create account** under the button.



The Seller Sign In screen.
Create account sits below the
Sign in button.

02

Create your account

अपना खाता बनाएँ

Four fields, nothing more:

- **Full name** · पूरा नाम — as it appears on your ID.
- **Email** · ईमेल — one you can open today. The verification link goes here.
- **Mobile** · मोबाइल — your WhatsApp number is best; this is how our team reaches you.
- **Password** · पासवर्ड — at least 8 characters.

Tick the privacy consent box, then **Create account** · खाता बनाएँ.

On an iPhone or iPad: type the password rather than pasting it from Notes — smart punctuation can slip a curly character in.

Full name · पूरा नाम *

Email · ईमेल *

Mobile · मोबाइल *

+91 98XXXXXXX

Password · पासवर्ड *

कम से कम 8 अक्षर · At least 8 characters.

☐ I have read the [Privacy Policy](#) and agree to AgriZameen storing the details I submit so its team can verify and list my land.
मैं गोपनीयता नीति पढ़कर सहमत हूँ।

Create account · खाता बनाएँ

I already have one

अपनी ज़मीन का सही दाम पाएँ / Get the

Home / Home New listing / New listing My listings / My listings Profile / Profile

Create your Account — name, email, mobile, password and the consent tick.

03

Verify your email

ईमेल सत्यापित करें

We send a verification link to the address you entered. Open the mail and tap the link — that is the whole step. Check **Spam** and **Promotions** if it has not arrived within a few minutes.

Nothing arrived? Do not create a second account — that only splits your listings across two logins. Message us and we will verify you from our side.

Verify your Email

ईमेल में भेजा गया लिंक खोलें।

हमने ramesh.demo@example.com पर एक लिंक भेजा है।
Open the link we emailed to ramesh.demo@example.com.

Send it again

स्वतंत्र प्लेटफॉर्म — किसी सरकारी विभाग से संबद्ध नहीं। AgriZameen is an independent platform and is not a government body, nor affiliated with any state land-records department. Verify every land record yourself on the official state portal (gov.in / nic.in) before you transact. Nothing here is legal, tax or investment advice, and no returns are guaranteed — consult a qualified advocate and a chartered accountant for your own situation. Listings carry seller-declared information; AgriZameen does not warrant title, area or encumbrance status. Reviewed August 2026 · [Privacy Policy](#) · [Grievance Officer & contact](#)

जमीन है असली सोना

Home / Home New listing / New listing My listings / My listings Profile / Profile

The screen that waits for the emailed link, with a Send it again button.

04

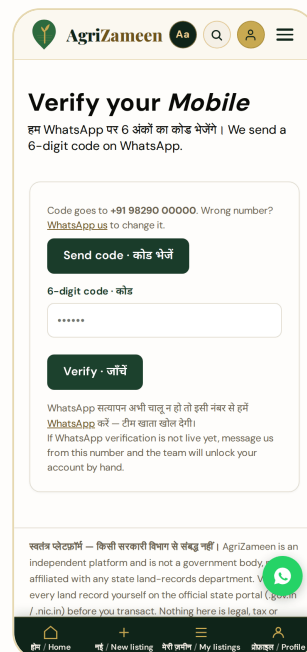
Verify your mobile

मोबाइल सत्यापित करें

We send a six-digit code on WhatsApp; type it in to confirm the number. This is the phone our team calls when a screened buyer is ready, so make sure it is the one you answer.

Your number is never shown on the website. No buyer, and no visitor, ever sees it.

Wrong number on the account? The screen has a WhatsApp link to have the team change it — you do not need to start again.



Mobile verification — the six-digit code screen inside the seller account.

05

Upload one ID proof

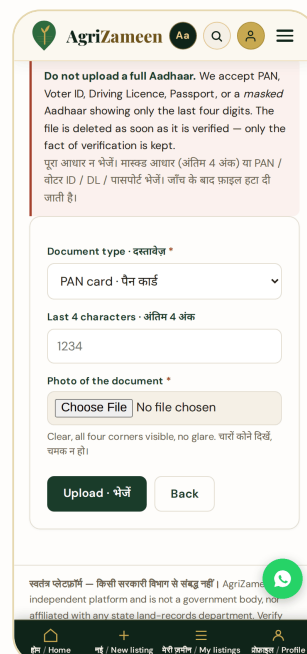
एक पहचान पत्र अपलोड करें

One photo or scan of **any one** of these:

- PAN card
- Voter ID
- Driving Licence
- Passport
- Masked Aadhaar — showing only the last four digits

Do not upload a full Aadhaar. The upload screen says so, and refuses it by design. If you only have Aadhaar, download the masked copy from the UIDAI site, or send a different ID.

What happens to the file: it is stored outside the website, where no web address can reach it. The moment our team verifies you, **the file is deleted from the server.** Only the record that you were verified survives — not the document.



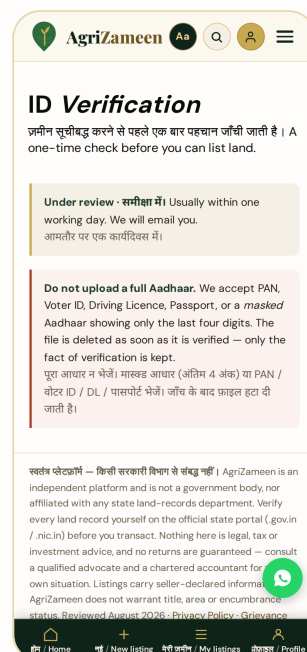
The ID upload screen and its warning against a full Aadhaar.

We verify you

हम आपकी जाँच करते हैं

Usually within a working day. Adheer or Tarun checks the ID against the name on the account, and usually calls or WhatsApps you to say hello. A person reads it — so if something does not match, we ask you rather than silently rejecting you.

Until you are verified, the **New listing** screen stays locked. That gate is deliberate: it is what keeps fake parcels off the site.



The account showing ID verification under review.

Submit your land

अपनी ज़मीन दर्ज करें

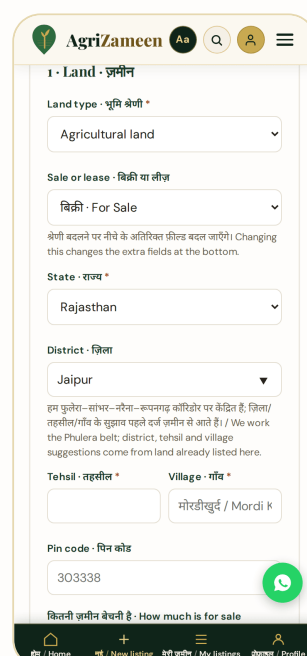
Open **नई · New listing** from the bar at the bottom. Start by uploading the **jamabandi** in the **जमाबंदी से भरें · Fill from the jamabandi box** — khasra, khata, rakba and the village line are read out of it and placed in the form for you. Check what it read against your own paper before you send; the record is yours, and a reader is a reader.

Then fill or correct the rest. The form is four numbered sections, and **Save draft · ड्राफ्ट** keeps your place:

- **1 · Land · ज़मीन** — land type, sale or lease, state, district, tehsil, village, pin code, how much of the holding is for sale, number of khatedars, area and unit.
- **2 · Records · रिकॉर्ड** — khasra no., khata no., owner name as printed on the record, and a tick for **नामांतरण हो चुका है · Mutation is complete in my name.**
- **3 · Details · विवरण** — headline, how the price works, road width, facing, nearby development, a maps link, and a description in your own words.
- **4 · Photos · फ़ोटो** — plain phone photos of the land.

District, tehsil and village offer suggestions drawn from land already listed here — nothing is invented for you.

The map link fills the address. Stand on the plot in Google Maps, share the place, paste the link and tap **इस लिंक से पता भरें · Fill the address from**



New listing, section 1 — land type, state, district and the Phulera-belt note.

this link. State, district, tehsil and village fill from the link when the place name and the pincode agree; where they do not, the form says so and fills only what it can prove. A dropped pin with no name still fills district and tehsil from the pincode you typed.

Record and map are checked against each other. If you uploaded the jamabandi and pasted the map link in the same sitting, a card under the map link tells you whether the two agree: ✓ **match** means the nakal and the pin resolve to the same village; ✗ **mismatch** means they do not, and one of them is the wrong paper or the wrong spot. Nothing is chosen for you — but a mismatch is worth fixing before you send, because the team will see the same card.

Then **Save draft** · **झाफ़्ट** any time, and **Submit for review** · **भेजें** when the paper and the pin agree. A listing cannot be sent without a map link.

मैप लिंक चिपकाइए और **इस लिंक से पता भरें** दबाइए — राज्य, ज़िला, तहसील और गाँव लिंक से भर जाते हैं। जमाबंदी और मैप लिंक दोनों हों तो फ़ॉर्म बताता है कि दोनों एक ही गाँव कहते हैं या नहीं।

08 Our team builds the listing

लिस्टिंग हमारी टीम बनाती है

You do not publish the page yourself, and that is on purpose. Redacting a document, tracing the plot boundary and writing the parcel description stay with our team — one badly placed blur box would put a khatedar's name on a public website, and that cannot be taken back.

The form says so where you enter it. Above the khasra and khata boxes sits a panel headed **Never published**: khasra number and owner name are never shown on the website; they stay with the team so the land can be checked against the record.

What never reaches the public page: khasra and khata numbers, the khatedar's name, your price floor and the exact coordinates. These are not hidden by a setting someone could switch on by mistake — they live in a separate place the public page does not read from at all.

Upload the bhunaksha and the plot outline is traced from it, with the khasra numbers on the map removed before anything is published.



Section 2 — the Never published panel above khasra, khata and owner name.

It goes live — and you stay in control

लिस्टिंग लाइव, नियंत्रण आपका

Your parcel appears on the public listings page. मेरी ज़मीन · **My listings** gives you a search box, a status filter and a sort — and per parcel: **View · देखें**, **Add photos · फ़ोटो**, **PDF**, **Mark sold · बिक गई** and **Request removal · हटाएँ**. Tick several and you get **Share selected · भेजें** and **PDF of selected**.

When a buyer enquires, the enquiry comes to us — never to you. We screen it for budget, purpose and timeline, then call both sides.

Listing is free. AgriZameen is paid a commission only when a sale actually completes. Nothing before that.

09

**It goes
live —
and you
stay in
control**

My listings — search, filter, select, then share, PDF, view or request removal.

What buyers never see

खरीदार को क्या नहीं दिखता

Your phone number

Every enquiry comes to the AgriZameen team. No buyer is ever handed your contact.

Khasra & khata numbers

Stored separately from the public listing — the public page does not read from that table at all.

The khatedar's name

Documents are redacted by our team before anything is published.

Your price floor

What you will accept is ours to negotiate with. It is never printed.

Exact coordinates

The listing shows the area and the belt, not a pin on your boundary.

Your ID document

Deleted from the server the moment verification completes. Only the fact of verification remains.

If something in your case is complicated

अगर मामला उलझा हुआ है

Most land in the belt has at least one knot in it. None of these disqualify you — they just change the route. Tell us early rather than late.

The land is in my father's or grandfather's name

मेरे पिता/दादा के नाम है

Then the sale needs the नामांतरण done first, or every recorded heir signing. Send us the jamabandi and we will tell you which route applies — before you spend on anything.

The khata is joint with my brothers

खाता भाइयों के साथ संयुक्त है

A joint khata can be sold as an undivided share or after बँटवारा. Which one is right depends on what the buyer wants. Talk to us before you promise anything to a buyer.

There is a रहननामा / loan entry on the record

रिकॉर्ड में रहननामा दर्ज है

We will still list it, and we will state it. We do not quietly reprice a parcel to hide a charge on it — it gets disclosed, and the buyer decides.

I am SC/ST, or the buyer is

मैं SC/ST वर्ग से हूँ

Transfers of SC/ST-held agricultural land in Rajasthan carry restrictions under the Rajasthan Tenancy Act. This is not something to guess at. Tell us early and we will route it through an advocate.

I live abroad

मैं विदेश में रहता/रहती हूँ

You can generally continue to hold and sell agricultural land you already own or inherited. Selling is usually to a resident Indian citizen. We handle this from the NRI desk.

I cannot read or fill forms

मुझसे फॉर्म नहीं भरा जाता

Then don't. Send a photo of the jamabandi and a voice note saying where the land is. That is the whole of Route A, and it is free.

Stuck anywhere? Just send a message.

कहीं भी अटकें — मैसेज कीजिए

You do not need to finish this alone, and you do not need to finish it on the website. Send a photo of your land, a photo of your papers, or a voice note saying where the land is. We will take it from there.

Adheer & Tarun — AgriZameen, Jaipur · +91 92502 13833 · info@agrizameen.com



WhatsApp us now · अभी WhatsApp करें

Please note: AgriZameen is an independent, private land information and facilitation platform — **not a government body**, not a bank, and not a law firm. Listing creates no obligation on either side and no agency, brokerage or advisory relationship unless separately agreed in writing. Seller details are used only for verification and for screening enquiries, and are handled per our **privacy policy**. A document reader is an aid, not a certificate: whatever is read off a jamabandi must still be checked against your own paper. Verify every record on the official portals (**Apna Khata, Bhu-Naksha**) and with your local Tehsil / Patwari office before signing anything. Nothing here is legal, tax or investment advice, and no price, buyer, timeline or return is promised or guaranteed — consult a qualified advocate and a chartered accountant for your own situation. Listings carry seller-declared information; AgriZameen does not warrant title, area or encumbrance status. · **स्वतंत्र प्लेटफ़ॉर्म — किसी सरकारी विभाग से संबद्ध नहीं।** लेनदेन से पहले रिकॉर्ड आधिकारिक पोर्टल व तहसील/पटवारी से ही सत्यापित करें। Reviewed 2 September 2026.