

SR/TJ/1/ 432

10th November, 2021

Attention: Mr. Anuj Goenka

Sir,

Re: Title Report - Mouza Kankurgachi - Delivery of Original Title Report - Municipal Premises No. 22D, Matilal Basak Lane (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054

1. Please find enclosed the Original Title Report in respect of the captioned Premises.
2. **This is a valuable document and should be kept carefully in your safe custody.**
3. Please acknowledge receipt.

Yours faithfully,
For **Saha & Ray**

Tanmay Jalan
Partner

Enclosure



SAHA & RAY
Advocates

Title Report

Under instructions and on behalf of our Client **Mr. Anuj Goenka**, we have caused searches to be made in respect of the Said Premises (defined below). The details of searches and our certification on the basis thereof, is given below.

1. Definitions

1.1 In this Report, unless it is contrary or repugnant to the subject or context:

1.1.1 **Said Premises** shall mean land measuring 1 (one) *bigha* + (four) *cottah* and 13 (thirteen) *chittack* and 21 (twenty one) square feet, more or less **together with** R.T. Shed structures measuring 5460 (five thousand four hundred and sixty) square feet, more or less, erected thereon, situate, lying at and being Municipal Premises No. 22D, Matilal Basak Lane (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054, Police Station Phoolbagan, within Ward No. 31 of the Kolkata Municipal Corporation (**KMC**), comprised in *Mouza* Kankurgachi, Holding No. 39/A, Touzi No. 1298(old) 2833 (new), Division 3, Sub-Division II (formerly known as Municipal Premises No. 6, Matilal Basak Garden Lane), Sub-Registration District Sealdah, District South 24 Parganas, more fully described in the **Schedule** below.

1.1.2 **Owners** shall mean (1) Parushottam Mulji Patel *alias* Parussatham Mulji Patel, residing at 138, Jessore Road, Kolkata-700048, (2) Nanji Mulji Patel, residing at P-40, C.I.T. Road, Scheme VI-M, Kolkata-700054, (3) Maniben Patel, residing at 125A/1, Bagmari Road, Scheme VII-M, Kolkata-700054, (4) Shardaben Patel, residing at 248-B, Vivekananda Road, Kolkata-700006, (5) Dhanji Mulji Patel, residing at 125A/1, Bagmari Road, C.I.T. Scheme VII-M, Kolkata-700054, (6) Vijay Patel, residing at 125A/1, Bagmari Road, C.I.T. Scheme VI-M, Kolkata-700054, (7) Savitaben Patel, residing at P-40, C.I.T. Road, Scheme VI-M, Kolkata-700054 and (8) Deepak Patel, residing at 138, Jessore Road, Kolkata-700048.

2. Production of Documents of Title

2.1 Inspection of original documents of title in respect of the Said Premises were given, details whereof are mentioned in **Annexure A** hereto.

3. Offices Where Searches Have Been Conducted

3.1 Registration Offices

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➤ From 2002 to 2007 in respect of the Owners of the Said Premises and in the name of Messieurs Anant Dealers Private Limited.

- 3.1.1 Registrar of Assurances, Kolkata
- 3.1.2 District Registrar, Alipore
- 3.1.3 Sub-Registrar, Sealdah



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- From 1992 to 2021 in respect of Municipal Premises No. 22D, Matilal Basak Lane, (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054.

- 3.1.1 Registrar of Assurances, Kolkata
- 3.1.2 District Registrar, Alipore
- 3.1.3 Sub-Registrar, Sealdah

NOTE: Prior to 2002, for non-electronic documents, search reports are based on physical inspection of the Index at the Registration Office by our representative. For the period from 2002 onwards, for electronic documents, our representative was not given access to the Index in the Registration Office and had to rely on oral information supplied by Registration Office personnel. Hence, our search report remains subjective with regard to Indices from 2002 onwards.

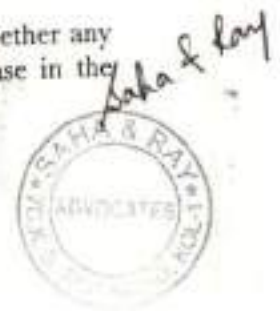
In view of Index-II for certain years at the concerned registration offices being torn or damaged, searches for those years could not be made. However, the Erstwhile Owners have represented that no document in respect of the Said Premises has been registered either by the Erstwhile Owners or their predecessors-in-title during the aforesaid period

For results/analysis of searches, please refer to details of **Annexure B** hereto.

3.2 Courts

- From 2009 to 2021 in the name of Purushottam Mulji Patel son of Late Mulji Patel *alias* Parussatham Mulji Patel son of Late Mulji Patel.
- From 2009 to 2021 in the name of Nanji Mulji Patel son of Late Mulji Patel.
- From 2009 to 2021 in the name of Maniben Patel wife of Shantilal Patel.
- From 2009 to 2021 in the name of Shardaben Patel wife of Harilal Patel.
- From 2009 to 2021 in the name of Dhanji Mulji Patel son of Late Mulji Patel.
- From 2009 to 2021 in the name of Vijay Patel son of Dhanji Patel.
- From 2009 to 2021 in the name of Savitaben Patel wife of Late Suresh Patel.
- From 2009 to 2021 in the name of Deepak Patel son of Purushottam Patel.
- From 2009 to 2021 in the name of Messieurs Anant Dealers Private Limited.
- 3.2.1 1st Civil Judge, Senior Division, Sealdah for Title Suit, Money Suit, Title Execution and Money Execution
- 3.2.2 1st Civil Judge, Junior Division, Sealdah for Title Suit, Money Suit, Title Execution and Money Execution
- 3.2.3 Attachment Register, Sheriff, High Court at Calcutta

We have caused to be made necessary searches for last 12 years as to whether any Title Suit, Title Execution Case, Money Suit or Money Execution Case in the





concerned courts has been filed against the Owners. No such Title Suit, Title Execution Case, Money Suit or Money Execution Case appears to have been filed as per the Certificates issued by the concerned Court Officers.

For results/analysis of searches, please refer to details of **Annexure C** hereto.

3.3 **Kolkata Municipal Corporation**

3.3.1 From the Assessment Rolls of the Kolkata Municipal Corporation, it appears that the Owners herein i.e. (1) Purushottam Mulji Patel *alias* Parussatham Mulji Patel, (2) Nanji Mulji Patel, (3) Maniben Patel, (4) Shardaben Patel, (5) Dhanji Mulji Patel, (6) Vijay Patel, (7) Savitaben Patel and (8) Deepak Patel are the recorded assesseees of the Said Premises vide Assessee No. 110310900692.

3.3.2 From enquiries made in the Office of the Kolkata Municipal Corporation, it appears that no property tax is outstanding in respect of the Said Premises.

For results/analysis of searches, please refer to details of **Annexure D** hereto.

3.4 **Urban Land (Ceiling & Regulation) Act, 1976**

From enquiries made in the Office of the Competent Authority, North 24 Parganas, it appears that the Said Premises is not affected by any Urban Land Ceiling proceeding. Our search is based on the enquiry made by Sri Ranjit Chakraborty on our behalf. No official certificates/documents have been received as on the date of this report.

For results/analysis of searches, please refer to details of **Annexure E** hereto.

3.5 **Office of Land Acquisition Collector at Alipore**

From enquiries made in the Office of the Land Acquisition Collector at Alipore, it appears from the available records that the Said Premises is not affected by any proposed or existing proceeding for acquisition or requisition. Our search is based on the enquiry made by Sri Ranjit Chakraborty on our behalf. No official certificates/documents have been received as on the date of this report.

For results/analysis of searches, please refer to details of **Annexure F** hereto.

3.6 **Thika Controller**

From enquiries made in the Office of the Controller of Thika Tenancy, it appears that there is no pending proceeding, in respect of the Said Premises under the West Bengal Thika Tenancy (Acquisition & Regulation) Act, 2001.

For results/analysis of searches, please refer to details of **Annexure G** hereto.

4. **Title**

4.1 **Ownership of Said Premises:** Guru Prasanna Das was the sole and absolute owner of land measuring 1(one) *bigha* 4 (four) *cottahs* and 13 (thirteen) *chittack* 21 (twenty-one) square feet, more or less, together with structures, lying, situate at and being Municipal Premises No. 22D, Motilal Basak Lane (formerly a portion of the Municipal Premises No. 22, Motilal Basak Lane), Kolkata-700054, Police Station



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- Phoolbagan, within the limits of Kolkata Municipal Corporation, Ward No. 31, Sub-Registration Office Sealdah, District South 24 Parganas (**Said Premises**), more fully described in the **Schedule** below.
- 4.2 **Demise of Guru Prasanna Das:** Guru Prasanna Das, a Hindu governed by the *Dayabhaga* School of Hindu Law, died *intestate* in the year 1945, leaving behind him surviving his only son, Shital Chandra Das and 3 (three) grandsons, namely, (1) Karnadhar Das, (2) Biswanath Das and (3) Jyotirmoy Das, all sons of his predeceased son of Late Harihar Das, as his only legal heirs who jointly and in diverse share inherited the right, title and interest of the Said Premises. It is clarified that Shital Chandra Das son of Late Guru Prasanna Das inherited 1/2 (one-half) share of the Said Premises and (1) Karnadhar Das, (2) Biswanath Das and (3) Jyotirmoy Das, all sons of Late Harihar Das also inherited 1/6th (one-sixth) share each of the Said Premises. It is further clarified that wife of Guru Prasanna Das had predeceased him.
- 4.3 **Lease to Durga Pada Guha:** By a registered Deed of Lease dated 22nd May, 1964 (**Lease Deed**) (1) Shital Chandra, (2) Karnadhar Das, (3) Biswanath Das and (4) Jyotirmoy Das (collectively, lessors therein), leased out the Said Premises to Durga Pada Guha (lessee therein), for a period of 21 (twenty-one) years, on the terms and condition of the Lease Deed.
- 4.4 **Demise of Biswanath Das:** Biswanath Das, a Hindu governed by the *Dayabhaga* School of Hindu Law, died *intestate* on 3rd August, 1977, leaving behind him surviving his widow Anjali Das, his only son Partha Sarathi Das *alias* Parthosarathi Das and his only daughter Rajasree Das *alias* Rajashri Roy Chowdhury, as his only legal heirs and heiresses who jointly and in equal share inherited the right, title and interest of Late Biswanath Das in the Said Premises [i.e. 1/18th (one-eighteenth) share in each, in respect of the Said Premises].
- 4.5 **Demise of Shital Chandra Das:** Shital Chandra Das, a Hindu governed by the *Dayabhaga* School of Hindu Law, died *intestate* and issueless on 23rd August, 1978, leaving behind him surviving his 2 (two) widows, namely, (1) Lakshmi Moni Das *alias* Lakshmimoni Das and (2) Malina Das *alias* Molina Das as his only legal heiresses who jointly inherited the right, title and interest of Late Shital Chandra Das in the Said Premises.
- 4.6 **Demise of Karnadhar Das:** Karnadhar Das, a Hindu governed by the *Dayabhaga* School of Hindu Law, died *intestate* on 7th April, 1987, leaving behind him surviving his widow Binapani Das and his only daughter Parshati Dey as his only legal heiresses who jointly and in equal share inherited the right, title and interest of Late Karnadhar Das in the Said Premises [i.e. 1/12th (one-twelfth) share in each, in respect of the Said Premises].
- 4.7 **Ownership of Said Premises:** In the above-mentioned circumstances, (1) Lakshmi Moni Das *alias* Lakshmimoni Das, (2) Malina Das *alias* Molina Das, (3) Jyotirmoy Das, (4) Binapani Das, (5) Parshati Dey, (6) Anjali Das, (7) Partha Sarathi Das *alias* Parthosarathi Das and (8) Rajasree Das *alias* Rajashri Roy Chowdhury became the joint and absolute owners of the Said Premises.





- 4.8 **Title Suit:** Thereafter, Lakshmi Moni Das *alias* Lakshmimoni Das & Others (plaintiff, therein) filed a title suit bearing No. 50 of 1984 in the Court of the 8th Civil Judge (Senior Division) at Alipore, South 24 Parganas for ejection of Durga Pada Guha (defendant therein) from the Said Premises (**Title Suit**).
- 4.9 **Decree of Title Suit:** In furtherance thereof, the Title Suit was decreed *ex parte* with cost against Durga Pada Guha (defendant therein) on 12th June, 2001, bearing no. 127 of 2001 and plaintiffs of the Title Suit got a decree for of *khas* possession of the suit property i.e. Said Premises (**Said Decree**) and the defendant of the Title Suit was directed to deliver up *khas* possession of the suit property i.e. Said Premises in favour of the plaintiffs of the Title Suit, within 2 (two) months from the date of order, falling which, plaintiffs of the Title Suit were given liberty to recover the possession of the suit property i.e. Said Premises with due course of law.
- 4.10 **Title Execution Suit:** Thereafter, the plaintiffs of the Title Suit filed an application for title execution suit bearing no. 13 of 2002 in the Court of the 8th Civil Judge (Senior Division) at Alipore, South 24 Parganas, for execution of the Said Decree (**Title Execution Suit**).
- 4.11 **Sale Agreement with Anant Dealers Private Limited:** Thereafter (1) Lakshmi Moni Das *alias* Lakshmimoni Das, (2) Malina Das *alias* Molina Das, (3) Jyotirmoy Das, (4) Binapani Das, (5) Parshati Dey, (6) Anjali Das, (7) Partha Sarathi Das *alias* Parthosarathi Das and (8) Rajasree Das *alias* Rajashri Roy Chowdhury, jointly entered into an agreement for sale with the Anant Dealers Private Limited in respect of the Said Premises free from all encumbrances subject to the pendency of the Title Execution Suit.
- 4.12 **Sale Agreement with Vendors:** Subsequently (1) Lakshmi Moni Das *alias* Lakshmimoni Das, (2) Malina Das *alias* Molina Das, (3) Jyotirmoy Das, (4) Binapani Das, (5) Parshati Dey, (6) Anjali Das, (7) Partha Sarathi Das *alias* Parthosarathi Das and (8) Rajasree Das *alias* Rajashri Roy Chowdhury (as owners, therein), Anant Dealers Private Limited (as confirming party, therein) jointly entered into an agreement for sale with the Vendors herein in respect of the Said Premises free from all encumbrances subject to the pendency of the Title Execution Suit.
- 4.13 **Sale of Eastern Part of Said Premises:** By Sale Deed dated 29th September, 2003, registered from the Office of the Additional Registrar of Assurances-I, Kolkata, recorded in Book I, Volume No. 1, Being No. 00516, for the year 2004, (1) Lakshmi Moni Das *alias* Lakshmimoni Das, (2) Malina Das *alias* Molina Das, (3) Jyotirmoy Das, (4) Binapani Das, (5) Parshati Dey, (6) Anjali Das, (7) Partha Sarathi Das *alias* Parthosarathi Das and (8) Rajasree Das *alias* Rajashri Roy Chowdhury (as vendors, therein) sold, transferred and conveyed land measuring 13 (thirteen) *costah* 8 (eight) *chittack* and 2 (two) square feet, more or less, being the eastern portion of Municipal Premises No. 22D, Matilal Basak Lane, Kolkata-700054 (**Eastern Part of Said Premises**) to Purushottam Mulji Patel, Nanji Mulji Patel, Maniben Patel, Shardaben Patel and Dhanji Mulji Patel, free from all encumbrances subject to the pendency of the Title Execution Suit.
- 4.14 **Sale of Western Part of Said Premises:** By Sale Deed dated 29th September, 2003, registered from the Office of the Additional Registrar of Assurances-I, Kolkata, recorded in Book I, Volume No. 1, Being No. 00517, for the year 2004, (1)





- Lakshmi Moni Das *alias* Lakshimmoni Das, (2) Malina Das *alias* Molina Das, (3) Jyotirmoy Das, (4) Binapani Das, (5) Parshati Dey, (6) Anjali Das, (7) Partha Sarathi Das *alias* Parthosarathi Das and (8) Rajasree Das *alias* Rajashri Roy Chowdhury (as vendors, therein) sold, transferred and conveyed the land measuring 11 (eleven) *cottah* 5 (five) *chittack* and 19 (nineteen) square feet, more or less, being the western portion of Municipal Premises No. 22D, Matilal Basak Lane, Kolkata-700054 (**Western Part of Said Premises**) to Vijay Patel, Savitaben Patel, Dhanji Mulji Patel and Deepak Patel, free from all encumbrances subject to the pendency of the Title Execution Suit.
- 4.15 **Dispose of Title Execution Suit:** In furtherance thereof, the Title Execution Suit was disposed for default dated on 5th November, 2008 from the 8th Civil Judge (Senior Division) at Alipore, South 24 Parganas, in respect of the Said Premises.
- 4.16 **Ownership of Said Premises:** In the above-mentioned circumstances, the Owners become the owners of the Eastern Part of Said Premises and the Western Part of Said Premises, which is collectively the Said Premises.
- 4.17 **Mutation:** Thereafter, the Owners, herein, got their names mutated in the records of the Kolkata Municipal Corporation as the joint owners of the Said Premises vide Assessee No. 110310900692.
- 4.18 **Absolute Ownership of Said Premises:** In the abovementioned circumstances, the Owners are the joint and absolute owners of the Said Premises.
5. **Conclusion**
- 5.1 The searches undertaken by us have not disclosed any encumbrances affecting the Said Premises as per the records available with the concerned registration offices.
- 5.2 We would however mention that the searches undertaken by us relates to encumbrance and attachment created by any act of party and do not extend to the charge created by operation of law like statutory charges on default of payment of Income Tax, Sales Tax and other Government dues.
- 5.3 Some of the searches done were incomplete due to non-availability of records as mentioned in the **Annexures** hereto.
- 5.4 **Subject To** our observations aforesaid, we are of the opinion that the present Owners have marketable title to the Said Premises.





**Schedule
(Said Premises)**

Land measuring 1 (one) *bigha* 4 (four) *cottah* and 13 (thirteen) *chittack* and 21 (twenty one) square feet, more or less **together with** R.T. Shed structures measuring 5460 (five thousand four hundred and sixty) square feet, more or less, erected thereon, situate, lying at and being Municipal Premises No. 22D, Matilal Basak Lane, (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054, Police Station Phoolbagan, within Ward No. 31 of the Kolkata Municipal Corporation, comprised in *Mouza* Kankurgachi, Holding No. 39/A, Touzi No. 1298(old) 2833 (new), Division 3, Sub-Division II (formerly known as Municipal Premises No. 6, Matilal Basak Garden Lane), Sub-Registration District Sealdah, District South 24 Parganas and butted and bounded as follows:

- | | | |
|---------------------|---|--|
| On the North | : | By Municipal Premises No. 22C, Matilal Basak Lane; |
| On the South | : | By Matilal Basak Lane (K.M.C. Road); |
| On the East | : | By Bholanath Dr. Lane; |
| On the West | : | By Matilal Basak Lane (K.M.C. Road). |

Dated This Day Of 2021





Annexure A
(Documents Produced)

Sl. No.	Nature, Date and Registration Particulars of Document	Parties	Purport of Document	Status
A1	Deed of Sale dated 29 th September, 2003, registered in the Office of the Additional Registrar of Assurances-I, Kolkata in Book No. I, Volume No.1, at Pages 1-30, Being No.00516 for the year 2004	Lakshmimoni Das & Ors. ...Vendors Parushottam Mulji Patel & Ors. ...Purchasers Anant Dealers Private Limited ...Confirming Party	The Vendors sold land measuring 13 (thirteen) <i>cottah</i> 8 (eight) <i>chittack</i> and 2 (two) square feet, more or less, together with structure, thereon, Eastern portion of the Said Premises.	Photocopy of the original Deed of Sale
A2	Deed of Sale dated 29 th September, 2003, registered in the Office of the Additional Registrar of Assurances-I, Kolkata in Book No. I, Volume No.1, at Pages 1-32, Being No.00517 for the year 2004	Lakshmimoni Das & Ors. ...Vendors Vijay Patel & Ors. ...Purchasers M/s Anant Dealers Private Limited ...Confirming Party	The Vendors sold land measuring 11 (eleven) <i>cottah</i> 5 (five) <i>chittack</i> and 19 (nineteen) square feet, more or less, together with structure, thereon, Western portion of the Said Premises.	Photocopy of the original Deed of Sale
A3	Decree of the Title Suit dated 12 th June, 2001	Lakshmi Moni Das <i>alias</i> Lakshmimoni Das & Ors. ...Plaintiff Durga Pada Guha ...Defendant	Title Suit was decreed <i>ex parte</i> with cost against Defendant i.e. Durga Pada Guha, on 12 th June, 2001, Order No. 127 of 2001 and Plaintiffs of the Title Suit got a decree for of <i>has</i> possession of the suit property i.e. Said Premises.	Photocopy of the original Decree of the Title Suit
A4	Mutation Certificate dated 1 st August, 2017	(1) Purushottam Mulji Patel <i>alias</i> Parussatham Mulji Patel, (2) Nanji Mulji Patel, (3) Maniben Patel, (4) Shardaben Patel, (5) Dhanji Mulji Patel, (6) Vijay Patel, (7) Savitaben Patel and (8) Deepak Patel Recorded Owners	The Owners got their names recorded and mutated in the Kolkata Municipal Corporation bearing Assessee No. 110310900692	Photocopy of the original Mutation Certificate





Annexure B
(Details of Registration Offices Searches)

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Purushottam Mulji Patel *alias* Parussatham Mulji Patel, son of Late Mulji Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. I, Volume No.1, at Pages 1-30, Being No.00516 for the year 2004	Related to the Said Premises (A1)
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Nanji Mulji Patel, son of Late Mulji Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	None	NIL
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Maniben Patel, wife of Shantilal Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. I, Volume No.1, at Pages 1-30, Being No.00516 for the	Related to the Said Premises (A1)



		year 2004	
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Shardaben Patel, wife of Harilal Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	None	NIL
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Dhanji Mulji Patel, son of Late Mulji Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. 1, Volume No.1, at Pages 1-30, Being No.00516 for the year 2004	Related to the Said Premises (A1)
		Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. 1, Volume No.1, at Pages 1-32, Being No.00517 for the year 2004	Related to the Said Premises (A2)
District Registrar, Alipore	2002 to 2007	None	NIL



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Sub-Registrar, Sealdah	2002 to 2007	None	NIL
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Vijay Patel, son of Dhanji Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. I, Volume No.1, at Pages 1-32, Being No.00517 for the year 2004	Related to the Said Premises (A2)
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Savitaben Patel, wife of Late Suresh Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. I, Volume No.1, at Pages 1-32, Being No.00517 for the year 2004	Related to the Said Premises (A2)
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Deepak Patel, son of Purushottam Patel

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. I, Volume No.1, at Pages 1-32, Being No.00517 for the year 2004	Related to the Said Premises (A2)
District Registrar, Alipore	2002 to 2007	None	NIL





Sub-Registrar, Sealdah	2002 to 2007	None	NIL
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Messieurs Anant Dealers Private Limited

Offices Searched	Period	Documents Found	Remarks
Registrar of Assurances, Kolkata	2002 to 2007	None	NIL
District Registrar, Alipore	2002 to 2007	None	NIL
Sub-Registrar, Sealdah	2002 to 2007	None	NIL

Note: Originals of all Search Reports and Receipts are annexed, collectively marked Annexure B1.

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Municipal Premises No. 22D, Matilal Basak Lane, (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054, Police Station Phoolbagan

Offices Searched	Period	Documents Found	Receipt No.	Remarks
Registrar of Assurances, Kolkata	1992 to 2021	Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. 1, Volume No.1, at Pages 1-30, Being No.00516 for the year 2004	AA414167	Index for the years 1992 to 2001 are Damage.
		Deed of Indenture registered from the Additional Registrar of Assurances-I, Kolkata recorded in Book No. 1, Volume No.1, at Pages 1-32, Being No.00517 for the year 2004		
District Registrar, Alipore	1992 to 2021	None	AA154035	Index for the years 1992 to 2001 are Damage.
Sub-Registrar, Sealdah	1992 to 2021	None	AA154035	Index for the years 1992 to 2001 are Damage.

Note: Originals of all Search Reports and Receipts are annexed, collectively marked Annexure B2.





**Annexure C
(Details of Court Searches)**

Purushottam Mulji Patel alias Parussatham Mulji Patel, son of Late Mulji Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found
1 st Civil Judge, Junior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found

Nanji Mulji Patel, son of Late Mulji Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found
1 st Civil Judge, Junior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found




Maniben Patel, wife of Shantilal Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found
1 st Civil Judge, Junior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found

Shardaben Patel, wife of Harilal Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found
1 st Civil Judge, Junior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found

Dhanji Mulji Patel, son of Late Mulji Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah: Title Suit Money Suit Title Execution Money Execution	2010-2021	None None None None	No Case Found





1 st Civil Judge, Junior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	

Vijay Patel, son of Dhanji Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	
1 st Civil Judge, Junior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	

Savitaben Patel, wife of Late Suresh Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	
1 st Civil Judge, Junior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	

Deepak Patel, son of Purushottam Patel

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior	2010-2021		





Division, Sealdah:			
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	
1 st Civil Judge, Junior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	

Messieurs Anant Dealers Private Limited

Courts Searched	Period	Case Found	Remarks
1 st Civil Judge, Senior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	
1 st Civil Judge, Junior Division, Sealdah:	2010-2021		
Title Suit		None	No Case Found
Money Suit		None	
Title Execution		None	
Money Execution		None	

Note: Originals of all Certificates and Search Reports are annexed, collectively marked Annexure C.





Annexure D
(Details of Kolkata Municipal Corporation Searches)

A. Assessment Department

Premises No.	:	22D, Matilal Basak Lane, (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054
Ward No.	:	31
Assessee No.	:	110310900692
Nature of use	:	
Recorded Owners	:	(1) Purushottam Mulji Patel <i>alias</i> Parussatham Mulji Patel, (2) Nanji Mulji Patel, (3) Maniben Patel, (4) Shardaben Patel, (5) Dhanji Mulji Patel, (6) Vijay Patel, (7) Savitaben Patel, (8) Deepak Patel.

- B. Collection Department:** There is no outstanding property tax in this department in respect of Premises No. 22D, Matilal Basak Lane, (formerly portion of Municipal Premises No. 22, Matilal Basak Lane), Kolkata-700054, Police Station Phoolbagan.

Note: Letter of Intimation, Demand Details, IB Reports, Certificates along with Receipts are enclosed, collectively marked Annexure D.





Annexure E
(Details of Urban Land Ceiling Searches)

From enquiries made in the Office of the Competent Authority, Urban Land Ceiling Department, it appears that the Said Premises and/or any part thereof is not affected by any proceeding under the Urban Land (Ceiling & Regulation) Act, 1976.

Note: Enquiry Report is enclosed, marked Annexure E.





Annexure F
(Details of Land Acquisition Collector Searches)

From enquiries made in the Office of the Land Acquisition Collector, it appears that the Said Premises is not affected by acquisition, road alignment and/or any other scheme either proposed and/or to be proposed, prescribed and/or to be prescribed, sanctioned and/or to be sanctioned.

Note: Enquiry Report is enclosed, marked Annexure F.





Annexure G
(Thika Controller Searches)

From enquiries made in the Office of the Controller of Thika Tenancy, it appears that there is no pending proceeding, in respect of the Said Premises under the West Bengal Thika Tenancy (Acquisition & Regulation) Act, 2001.

Note: Enquiry Report is enclosed, marked Annexure G.

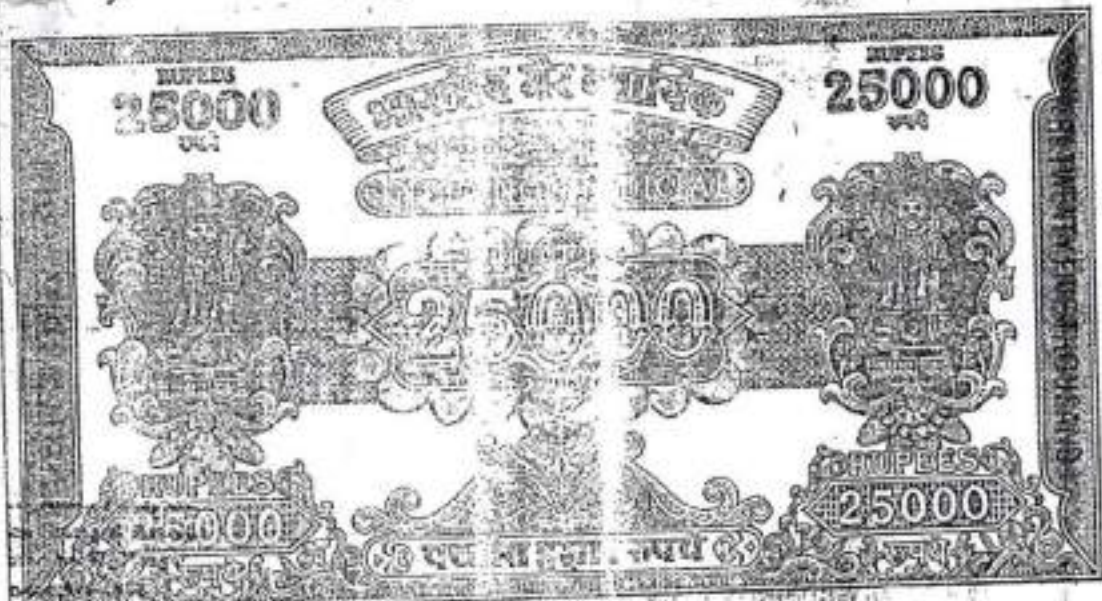


East

ANNEXURE 'A'

00516

9561 ->



10,518-7/15 / Law
Hand -> 10,40,38,768

Section 92 of the
Contract Act, 1872
I under the

03DD 057184

Law
11,96,24,285/-



Partha Das

SALE DEED

(19-1-03)

13,250
20 PM

THIS INDENTURE is made this the 29th day of September, two thousand three (2003 A.D.) BETWEEN (1) SMT. LAKSHMIMONI-DAS, wife of Late Sital Chandra Das, by faith Hindu, by occupation housewife, residing at 13, Avedananda Road, (31, Beadon Street,) Kolkata-700006, (2) SMT. MOLINA DAS, wife of Late Sital Chandra Das, by faith Hindu, by occupation housewife, residing at 13, Avedananda Road, (31, Beadon Street,) Kolkata-700006, (3) SRI JYOTIRMOY DAS son of Late Harihar Das by faith, by occupation Landholder, residing at 13, Avedananda Road, (31, Beadon Street) Kolkata-700006, (4) SMT. BINAPANI DAS wife of Late Karnadhar Das, by faith, by occupation housewife, residing at 13, Avedananda Road, (31, Beadon Street), Kolkata-

71214
Subscribed 'A' Face of Rs
Subsequently sealed by

K. S. Saha & Ray
499/4/2
23/2/03
30020



469832, 27, 34, 35, 36, 37, 38
at 37, 40, 41, 42, 43, 44, 45
Rs (49800 X 13) 710330/-
Tax has been Paid as deficit Stamp Duty.

23506

Sri. prashant mulai patel others
138, Toront Road, X-9-48

Surat Collectorate,
Treasury,
Date 22-09-2003

[Signature]



Presented for registration 4.20 PM
on the 22nd
day of Sept year 2003
at her residences at
Dhanji Dhanji Patil
Dhanji

Dhanji mulji Patil

29/9/03
Sd/-, Registrar of Assurances



974

Dhanji mulji Patil

- [Signature]*
- 1) Dhanji Dhanji Patil to H. K. Patil
 - 2) J. K. Patil to H. K. Patil
 - 3) B. K. Patil to H. K. Patil
 - 4) B. K. Patil to H. K. Patil
 - 5) Dhanji Dhanji Patil to H. K. Patil
 - 6) Dhanji Dhanji Patil to H. K. Patil
 - 7) Dhanji Dhanji Patil to H. K. Patil
 - 8) Dhanji Dhanji Patil to H. K. Patil
 - 9) Dhanji Dhanji Patil to H. K. Patil
 - 10) Dhanji Dhanji Patil to H. K. Patil



975

[Signature]



976

Binapani Das

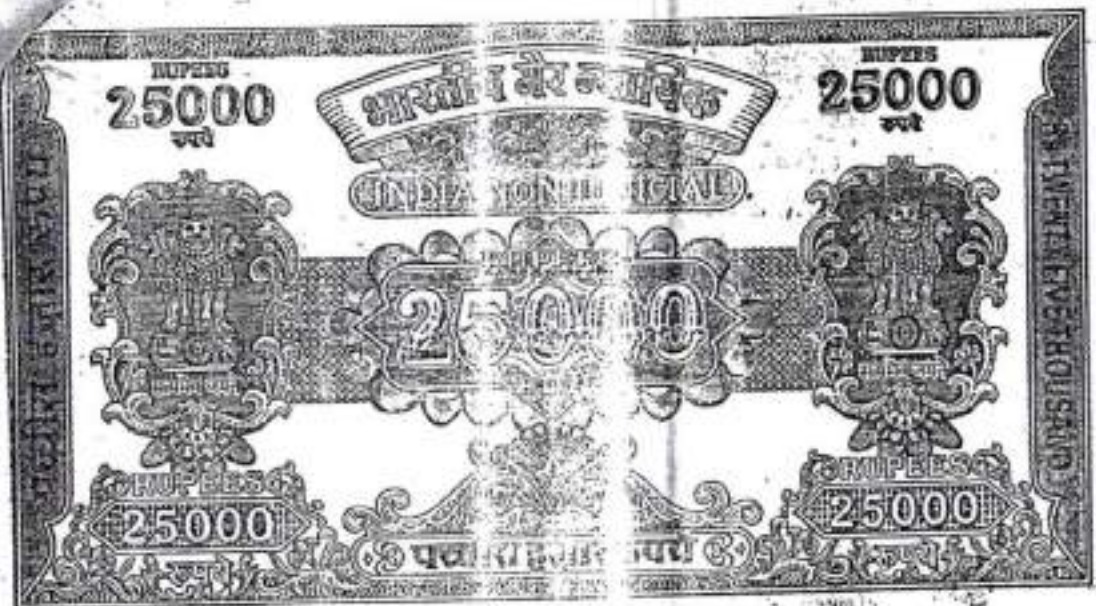
[Signature]
P. Lal Agarwal
D. G. D. Agarwal
P-186, C.G.T. Road,
M. M. M. M.

Pannalal Agarwal
Sri. G. D. Agarwal, Das Agarwal
P-186 C.G.T. Road
com M M Business

22
29/9/03
Sd/-, Registrar of Assurances

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03DD 057185



03DD 300000

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700006, (5) SMT. PARSHATI DEY wife of Sri Subrata Dey (daughter of Late Karnadhar Das) by faith Hindu, by occupation housewife, residing at 13, Avedananda Road (31, Beadon Street) Kolkata-700006, (6) SMT ANJALI DAS wife of Late Biswanath Das , by faith Hindu, by occupation housewife, residing 13, Avedananda Road, (31, Beadon Street), Kolkata- 700006, (7) SRI PARTHOSARATHI DAS son of Late Biswanath Das, by faith Hindu, by occupation Landholder, residing at 13, Avedananda Road, (31, Beadon Street,) Kolkata-700006, and (8) SMT. RAJASHRI ROY CHOWDHURY wife of Sri Biswadeep Roy Chowdhury, (daughter of Late Bowanath Das) by faith Hindu, by occupation

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03DD 057186



W W W

(3)

Landholder, residing at 13, Avedananda Road (31, Beadon Street) Kolkata-700006, P.S. Burtolla, hereinafter called the 'VENDORS' (which expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs, legal representatives, executors, administrators, and assigns) of the ONE PART.

AND

(1) SRI PURUSHOTTAM MULJI PATEL son of Late Mulji Patel, by faith Hindu, by occupation business, residing at 138, Jessore Road, Kolkata-700048, (2) SRI NANH



Rajasth... my.



Malina...

(5)

administrators, successors and assigns) of the "SECOND PART" AND M/S ANANT DEALERS PVT. LTD. represented by its Director SRI BINOD KUMAR KABRA, son of Sri Girdhari Lal Kabra, by faith Hindu, by occupation business having its registered office at 10A, Hospital Street, Kolkata - 700 072, P.S. Bowbazar, hereinafter referred to as the "CONFIRMING PARTY" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its heirs, executors, administrators, legal representatives, successors and assigns) of the THIRD PART.

WHEREAS at all material times during his lifetime, one GURU PRASANNA DAS was the sole and absolute owner, inter alia, of ALL THAT the price and parcel of land TOGETHERWITH shed and structures built thereon containing an area of 1(one) Bigha & (four) cottahs and 13(thirteen) chittacks 21 Sq.ft. be the same a little more or less, lying, situate at and being a portion of the premises no. 22, Motilal Basak Lane, Kolkata - 700 054, morefully and particularly described in the First Schedule hereunder written and hereinafter for the sake of brevity and convenience, referred to as the "SAID PREMISES".

AND WHEREAS subsequently the said GURU PRASANNA DAS who was during his life time and at the time of his death a Hindu, Governed by the Dayabhaga School of Hindu Law died or widower and intestate in the year 1945 leaving behind him surviving his only son SHITAL CHANDRA DAS and his grandson, SRI KARNADHAR DAS, BISWANATH DAS and JYOTIRMOY DAS, the sons of his deceased son Harihar Das, as his heirs and legal representatives, since his wife predeceased him.

AND WHEREAS accordingly after the demise of said Guru Prasanna Das, as per provision of the then Hindu Law his said son SHITAL CHANDRA DAS and the said sons of predeceased son Harihar Das became the co-owners in respect of the said land with structures situated and lying at premises No. 22D, Motilal Basak Lane, Kolkata- 700054



morefully described in the First Schedule hereunder and hereinafter referred to as the said property.

AND WHEREAS since then the said Karnadhar Das, Biswanath Das and Jyotirmoy Das jointly inherited and became the owners of undivided $1/6^{\text{th}}$ share each in respect of the said land with structures situated and lying at premises No. 22D, Motilal Basak Lane, Kolkata-700 054, and the said Shital Chandra Das became the owner to the extent of undivided half share in the said property.

AND WHEREAS subsequently said Biswanath Das, one of the co-owners of the said premises, died intestate on 03.08.1977 leaving behind him surviving SMT. ANJALI DAS, PARTHA SARATHI DAS and daughter SMT. RAJASREE DAS as his widow, son and daughter respectively as his only legal heirs and successors AND WHEREAS since then the said SMT. ANJALI DAS, SRI PARATHA SARATHI DAS and SMT. RAJASREE DAS jointly inherited and became owners of the undivided $1/6^{\text{th}}$ share of Biswanath Das since deceased in respect of the said premises described in the First Schedule hereunder or in otherwords $1/18^{\text{th}}$ shares each in the said property.

AND WHEREAS thereafter said SHITAL CHANDRA DAS also died intestate and issueless on 23.08.1978 leaving behind him surviving his two widows names SMT. LAKSHMI MONI DAS and SMT. MALINA DAS as his only heirs and legal successors and since then they are jointly entitled to the estate of late Shital Chandra Das, comprising, inter alia, his undivided $1/2$ share in the said premises each having one-fourth share each in respect of the said premises described in the First Schedule hereunder.

AND WHEREAS subsequently said KARNADHAR DAS another Co-owner of the said premises also died intestate on 7th day of April, 1987 leaving behind his surviving his widow, SMT. BINAPANI DAS and one daughter PARSHATI DEY as his only heirs and



(7)

successors AND WHEREAS since then the said Smt. Binapani Das and Smt. Parshati Dey inherited and became the owner of undivided 1/12th share each in respect of the said premises described in the First Schedule hereunder.

AND WHEREAS thus the vendors herein are the joint owners and seized and possessed of and well and sufficiently entitled to the said land with structure situated and lying at premises No. 22D, Motilal Basak Garden Lane, Kolkata- 700 054, (formerly the portion of premises No. 22, Motilal Basak Garden Lane) morefully and particularly described in the First Schedule hereunder and hereinafter referred to as the said premises.

AND WHEREAS during the life time of said SITAL CHANDRA DAS, KARNADHAR DAS, BISWANATH DAS and JYOTIRMOY DAS, while being seized and possessed of the said premises by and under a registered Deed of Lease dated 22.05.1964 made between said Shital Chandra Das, Karnadhar Das, Biswanath Das and Jyotirmoy Das therein collectively called the LESSORS of the one part and SRI DURGA PADA GUHA, son of Late Mahendra Nath Guha therein called the LESSOR of the OTHER PART the Lessors therein demised the said portion premises No. 22, Motilal Basak Lane now known as 22D, Motilal Basak Lane, Kolkata- 700 054, containing the land measuring about 1 Bigha 4 Cottahs 13 Chittacks and 21 Square feet more or less, unto the Lessee therein for a period of 21 years upon the terms and conditions contained therein.

AND WHEREAS subsequently the owners/Lessors of the said premises namely the said Smt. Lakshmi Moni Das, and others filed a Title Suit against said Sri Durga Pada Guha Lessee of the said premises being Title Suit No. 50 of 1984 in the Court of the 8th Civil Judge (Shr. Divn.) at Alipore for his ejection from the said premises and for other reliefs on the ground of forfeiture of Lease, and efflux of time.

AND WHEREAS said Durgapada Guha entered appearance in the said suit and filed written statement.

AND WHEREAS thereafter the said suit was decreed exparte with cost against the defendant Durga Pada Guha on 12.06.2001 and the plaintiffs/owners get a decree for eviction of khas possession of the suit property and the defendant was directed to deliver up khas possession of the suit property in favour of the owner/plaintiffs within two months from the date of order, failing which plaintiffs/owners was given liberty to recover possession in due course of law.

AND WHEREAS thereafter the plaintiff/owners filed an application before the court for execution of the above mentioned decree passed in T. S. No. 50 of 1984 which has been numbered as T.Ex.Case No. 13 of 2002 of the said Court.

AND WHEREAS the said Title Execution Case is pending for disposal before the said Court for taking khas peaceful possession of the said premises described in the first schedule hereunder.

AND WHEREAS at this juncture, in view of delay in the litigations, the vendors herein, were desirous of disposing of the said premises, described in the First Schedule hereunder, on "as is where is basis", free from all encumbrances subject however to the pendency of the above reference Title Execution case No.13 of 2002.

AND WHEREAS an agreement was entered into between on the One Part and the Confirming party of the other Part whereby the Vendors agreed to sell and the confirming party agreed to purchase the said property as per terms of the said agreement.



AND WHEREAS on the coming to know the said intention of the vendors the purchasers approached the vendors and the Confirming party to cause sale of the Eastern demarcated portion of the said property unto the purchasers and upon the Vendors' representation that save and except the said premises being subject to the said execution case as aforesaid, the said premises is otherwise free from all encumbrances, liens, attachments, acquisitions and requisitions of whatsoever nature and that they have clear marketable title to dispose of unto the purchasers the said premises described in the SECOND SCHEDULE hereunder, the purchasers after causing necessary searches and being satisfied about the Vendors' title to the said property proposed to pay the total sum of Rs.13,00,000/- (Rupees thirteen lakhs) only.

AND WHEREAS the vendors and the Confirming Party have readily accepted the said proposal including the proposed settled consideration price of the purchasers and entered into an agreement dated 18.01.2003 and have agreed to sell and transfer the said Eastern portion of the said premises No.22D, Matilal Basak Lane, Kolkata-700054, described in the Second Schedule hereinunder to the purchasers at a total consideration price of Rs.13,00,000/- (Rupees thirteen lakhs) only, out of which the Vendors/owners already accepted and acknowledged a sum of Rs.6,00,000/- (Rupees six lakhs) only out of total consideration of Rs.13,00,000/- only from the Confirming party hereto by cheques on diverse dates and the Confirming party shall also accept and acknowledge a sum of Rs.7,00,000/- (Rupees seven lakhs) only for development of the land, out of total consideration of Rs.13,00,000/- only and for adjustment and/or realization of the said sum of Rs.6,00,000/- only which was accepted by the Vendors/owners from the Confirming Party hereto, the Confirming Party hereto received and/or acknowledging the entire consideration price of Rs.13,00,000/- (Rupees thirteen lakhs) only.

NOW THIS INDENTURE WITNESSES that in pursuance of the said agreement and in consideration of Rs.13,00,000/- (Rupees thirteen lakhs) only well and truly paid to the vendors and confirming party by the purchasers at or before the execution of this Deed of



Conveyance (the receipt whereof the Vendors and confirming party doth hereby as also by the Memo of consideration hereunder written admit and acknowledge and of and from the payment of the sum and every part thereof for ever release discharge and acquit the purchasers as well as property hereby granted sold, conveyed, transferred, assigned and assured) AND the Vendors doth hereby grant, sell, convey, transfer, assign and assure unto the purchasers herein ALL THAT the demarcated Eastern portion of the land hereditament together with the structure containing the land measuring about 13(thirteen) cottahs and 8(eight) chittacks and 2(two)square feet more or less situate and lying at premises No.22D, Matilal Basak Lane, Kolkata-700054, morefully and particularly described in the second schedule hereunder and also delineated in the site plan annexed hereinafter for the sake of brevity referred to as the said property togetherwith all privileges, appendages and appurtenances whatsoever to the said premises or property belonging or any part thereof usually held, used, occupied enjoyed or accepted reputed or known as part or parcel or member thereof appurtenant thereto and the reversion or reversions remainder or remainders, rents, issues and profits thereof and all and every part thereof AND ALL the estate right, title and interest, uses, trust property, claim and demand whatsoever both at law or in equity of the Vendors into upon the said property hereby granted, sold, conveyed transferred, assigned and assured or expressed or intended so to be TOGETHERWITH Xerox copies of all deeds, pattahs, muniments and evidence of the relating exclusively to the said premises or any part thereof which are/were or may hereafter be in possession or custody of the vendors when the vendors may procure the same without any action either at law or in equity TO HAVE AND TO HOLD the said demarcated Western Portion of the said land with Structure described in the Second Schedule hereunder with all other benefits and rights hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the use of the purchasers absolutely and for ever as is where is basis free from all encumbrances whatsoever, togetherwith the right to be substituted in place of the Decree Holders in the said Execution case and to reap the benefit of the said decree and if required to recovery possession the said property through court as per the said execution case.



AND THE VENDORS DOTH HEREBY COVENANT WITH THE PURCHASERS
AS FOLLOWS:

That notwithstanding any act, deed, matter or thing by the Vendors or their predecessors-in-title done executed or knowingly suffered to the contrary the Vendors to their knowledge and belief are now lawfully, rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said premises and all other benefits and rights hereby granted sold conveyed transferred assigns and assured or expressed or intended so to be and every part thereof.

That the vendors have not at any time done or executed or knowingly suffered or been party or parties to any act deed matter or thing whereby the said premises and all other benefits and rights hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be or any part thereof so that the vendors can be or may be impeaced encumbered or affected in title.

That notwithstanding any act deed or things whatsoever done as aforesaid, the Vendors to their knowledge and belief have got in themselves good rightful power and absolute authority and indefeasible title to grant, sell convey, transfer, assign and assure all and singular the said premises and all other benefits and rights hereby granted, sold, conveyed, transferred assigned and assured or expressed or intended so to be unto and the use of the purchasers in the manner aforesaid according to the true intend and meaning of these presents.

And that the said premises and all other rights and benefits hereby granted sold conveyed transferred assigned and assured or expressed or intended to be and every part of them is now free from all claims, demands, encumbrances, liens, attachments, leases, uses, debutter or trust made or suffered by the Vendors having lawfully, rightfully or suitably claiming any estate of interest therefrom under or in trust for the vendors save those expressly mentioned herein.

And that the purchasers shall and may at all times hereafter peaceably and quietly use possess hold and enjoy the said premises and all other benefits and rights hereby granted



sold, conveyed, transferred, assigned and assured or expressed or intended so to be and receive the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the vendors having or lawfully, rightfully or equitably claiming from or in trust for the vendors.

And that free and clear and freely and clearly and absolutely discharged, saved, harmless and keep indemnified against all other estate charges and encumbrances, liens, attachments, lispendens, uses, debutter, trust claims or demands whatsoever created occasioned or made by the Vendors or their predecessors in title lawfully, equitably or rightfully claiming from under or in trust for the vendors.

That the vendors as per their knowledge and belief that the said premises has not been affected under any requisition and/or acquisition by Central or State Government or by local body or Corporation or by any Government or Semi-Government Authority.

And further that the Vendors having or lawfully or equitably claiming any estate or interest in the said premises or any part thereof shall and will from time to time and at all times hereafter at the request and costs of the Purchaser do and execute or cause to be done or executed all such acts deeds and things whatsoever for further and more perfectly assuring the said premises and every part thereof unto and to the use of the purchaser in the manner aforesaid as shall or may reasonably be required by the purchaser.

THE FIRST SCHEDULE OF THE PROPERTY ABOVE REFERRED TO :

(Description of the entire property under the Vendors)

ALL THAT pieces and parcels of land TOGETHER structures with R.T. shed built in a portion thereof containing the land measuring about 1 (one) Bigha 4 (four) cottahs 13 (thirteen) chittacks and 21 (twenty one) square feet be the same a little more or less situated and lying at and being Municipal Premises No. 22D, Matilal Basak Lane, (formerly the portion of the 22, Matilal Basak Lane), Kolkata - 700054, Police Station - Phoolbagan, within the limits of Kolkata Municipal Corporation in Ward No. 31 comprising at Mouza Kankurgachi, Holding No. 39/A, Touzi No. 1298 (old) 2833 (new), Division 3, Sub-division II and formerly known as premises No. 6, Matilal Basak Garden Lane under Calcutta Municipal Corporation TOGETHER the passage, swearage system



and water and water course and other easement right in the said property, which is butted and bounded as follow :-

On the North : By Premises No. 22C, Matilal Basak Lane;
On the South : By Matilal Basak Lane (K.M.C. Road);
On the East : By Bholanath Dr. Lane ;
On the West : By Matilal Basak Lane (K.M.C. Road).

THE SECOND SCHEDULE ABOVE REFERRED TO :

(Description of Portion which is conveyed hereto)

ALL THAT the demarcated the separated Eastern portion of the above mentioned piece and parcel of land together with the one storied brick built wall with R.T. shed constructed in a portion thereto covered area is 3840 sq. ft. more or less and containing the land measuring about 13 (thirteen) cottahs 8 (eight) chittacks 2 (two) square feet out of total land 1 Bigha 4 Cottahs 13 Chittacks 21 square feet more or less TOGETHER WITH the all easement rights and facilities situated and lying at and being Municipal Premises No. 22D, Matilal Basak Lane, (formerly known as 22 Matilal Basak Lane) Kolkata - 700 054, Police Station - Phoolbagan within the limits of Kolkata Municipal Corporation in Ward No. 31 Sub-Registry Office Sealdah and which is delineated in the side plan and marked with RED colour border annexed hereto and which is butted and bounded as follows :-

On the North : By premises No. 22C, Matilal Basak Lane;
On the South : By Matilal Basak Lane;
On the East : By Bholanath Dr. Lane,
On the West : By demarcated portion of the vendors.

IN WITNESS WHEREOF the Vendors and the purchaser and confirming party hereto set and subscribe their respective hands and seals the day month and year first above written.



(14)
SIGNED SEALED AND DELIVERED UP
AT KOLKATA IN THE PRESENCE OF :

1. Panna Lal Agarwal
P.186 C.P.T. Road
Scem No VII M
Kolkata - 54
2. Sita Ram Ray
31 Barden Street
Kolkata - 6

1. Lakshminoni Das.
2. Malina Das.
7.11.03
3. Jyotsmya Das.
4. Binapani Das
5. Parshati Das.
6. Anjali Das.
7. Partha. Sanathi Das. 29.9.03.
8. Rajarajee Roy Chowdhury.
7.11.03.

(SIGNATURE OF THE VENDORS)

1. પુરશોત્તમ મુલ્જી
(PURSHOTTAM MULJI PATEL)
2. નાનુ મુલ્જી
(NANJI MULJI PATEL)
3. માનિબેન મુલ્જી
(MANIBEN PATEL)
4. શર્દાબેન મુલ્જી
(SHARDABEN PATEL)
5. ધર્મજી મુલ્જી પટેલ
(DHARJI MULJI PATEL) 29.09.03

(SIGNATURE OF THE PURCHASERS)

Do	Do	906958	01.02.03	1,00,000
Do	Do	906960	14.02.03	50,000
Uco	A.P.C Rd.	785916	18.01.03	50,000
Do	Do	785917	01.02.03	1,00,000
Do	Do	785919	14.02.03	50,000
Do	Do	699511	18.01.03	50,000
Do	Do	699512	01.02.03	1,00,000
Do	Do	699514	14.02.03	50,000
Do	Do	332822	27.09.03	60,000
Do	Do	699519	27.09.03	60,000
Dena	Manicktala	552055	27.09.03	60,000
Do	Do	541677	27.09.03	60,000
Do	Do	556333	27.09.03	2,60,000
			Total =	13,00,000

1. Kapshiminori Des.

2. Malina Des. 7.11.03

3. Jyotshree Des 27/9/03.

4. Binopuri Des 29/9/03

5. Pureshahi Des.



(17)

WITNESS

1. Panna Lal Agarwal
P-186 C.S.T. Road
Sem No. IIM
Kolkata - 54
2. Sita Ram Ray

6. Anjali Das 29.9.03.
7. Partha Sarathi Das.
8. Rajaraj Roy Chowdhury.
7.11.03.

SIGNATURE OF THE VENDORS

ANXI Dealers Private Ltd

B. K. Das

~~Director~~

SIGNATURE OF THE
CONFIRMING PARTY.

Drafted by

Sudh Ch. Pal.

Advocate.

Sudh Chandra Pal
Advocate, High Court Calcutta
8, Old Post Office St. (Gr. Floor)
Kolkata - 700 001

✓
[Administrative]



(15)

SIGNED SEALED DELIVERED UP
AT KOLKATA IN THE PRESENCE OF

1. Panna Lal Agarwal
P.186 C.S.T. Record
Sera No VI H
Kolkata - 54

2. Sitaram Ray
31 Brandon Street
Kolkata - 6 -

Aditya Dey Private Ltd
B. M. Dey
Director

(SIGNATURE OF THE
CONFIRMING PARTY)

MEMO OF CONSIDERATION

RECEIVED of and from within named purchased the within mentioned sum of sum of Rs.13,00,000/- (Rupees thirteen lakhs) only by within named Vendors and Confirming full and final consideration price in respect of the second schedule property as per memo below :

Bank's Name	Branch Name	Cheque No.	Date	Amount
Dena Bank	Manicktala	908109	18.01.03	50,000



SPECIMEN FORM FOR TEN FINGERPRINTS

1

PHOTO

Pradyumn Singh

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

2

PHOTO

Parshvati Singh

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

3

PHOTO

Anjali Datta

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

4

PHOTO

Annapurna

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



SPECIMEN FORM FOR TEN FINGERPRINTS

5 PHOTO	<i>Madhana Das</i>	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
		Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
6 PHOTO <i>Madhava</i>	<i>Karthimurthi Das</i>	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
		Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
7 PHOTO	<i>Partha Sarathi Das</i>	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
		Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
8 PHOTO	<i>Sujeev Roychowdhury</i>	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
		Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



SPECIMEN FORM FOR TEN FINGERPRINTS

1

PHOTO

Handwritten name

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

2

PHOTO

Handwritten name

Handwritten name

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

3

PHOTO

Handwritten name

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

4

PHOTO

Handwritten name

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Page No. I
Volume No. I
Page No. 30
Serial No. 00516
Date of issue 2004

DATED THIS 29th DAY OF SEPTEMBER, 20



RE: EASTERN PORTION OF PREMISES IN
MATILAL BASAK LANE, KOLKATA - 70
WARD NO. 31.

DEED OF CONVEYANCE

MADE BETWEEN

✓ SMT. LAKSHMINONI DAS & OTHERS

A N D

✓ SRI PURUSHOTTAN MULJI PATAL

A N D

M/S ANANT DEALERSK PVT. LTD

[Signature]
Asst. Registrar of Assurances

Kolkata

5.2.04



[Signature]
Asst. Registrar of Assurances

Kolkata

Scanned
5.2.04

[Signature]
SRI DULAL CHANDRA PAL, ADVOC
HIGH COURT, CALCUTTA,
8, OLD POST OFFICE STREET (CR
KOLKATA - 700 001.

09559 — 0057 West

ANNEXURE A2



1

Arya



0300 057180



SALE DEED

THIS INDENTURE is made this the 29th day of September, two thousand three (2003 A.D.) BETWEEN (1) SMT. LAKSHMIMONI DAS, wife of Late Sital Chandra Das, by faith Hindu, by occupation housewife, residing at 13, Avedananda Road, (31, Beadon Street,) Kolkata-700006, (2) SMT. MOLINA DAS, wife of Late Sital Chandra Das, by faith Hindu, by occupation housewife, residing at 13, Avedananda Road,

subsequently realized by... vide Receipt...

Koel Das Das
498407
28.9.03
2002

G.G. S. Gogohagan, B.C.

Cheque Nos. 469846, 471482, 471950, 470502, 04, 07, 08, 09,

Rs. (49000x5) + 27007 (49000+5)

has been Paid as deficit Stamp Duty.

28/27
2/150
Cross



83505

Sri vijay patel & others
125A/12, Bapnasi Road

29-5/

Assistant Collector,
Treasury,
Bala No. 21, 21/3

Presented for registration
day of 29th
month of May
1954
Sri Dhanji Mulji Patil
Deaf witness



Rs 10000/-

Registrar of Assurances
Bombay

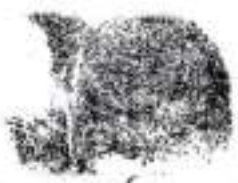
1954

Dhanji Mulji Patil



974

Dhanji Mulji Patil



975

Pratapji Das



976

Rivirapani Das

- 1) Dhanji Mulji Patil & others
- 2) Vijay Patil, S. D. Patil
- 3) Sanjivan Patil & others
- 4) Deepak Patil & P. Patil at 125 A/12, B. Rd, C. S. T. Area 12-54.
- 5) Dakshinam Das 125 A/12, S. C.
- 6) Kalyan Das 125 A/12, S. C. 10A
- 7) Sridhar Das 125 A/12, S. C.
- 8) Pravin Das 125 A/12, S. C.
- 9) Parthasarthi Das 125 A/12, S. C.
- 10) Anjali Das 125 A/12, S. C.
- 11) Prakash Das 125 A/12, S. C.
- 12) Rajneshi Das 125 A/12, S. C.



(31, E
Das 1
Beado
by fait
Kolka
Karna
Road

Panna Lal Agarwal
S/o Late goodhan Das Agarwal
at P-186, C. S. T.
Area 12-54

Panna Lal Agarwal
S/o Late goodhan Das Agarwal
P-186 C. S. T. Road
Scam No II M Business 46

Registrar of Assurances
Bombay
29/5/54





03DD 057181



Shanji Mulji Patil



(2) 211001

(31, Beadon Street,) Kolkata-700006, (3) SRI JYOTIRMOY DAS son of Late Harihar Das by faith, by occupation Landholder, residing at 13, Avedananda Road, (31, Beadon Street) Kolkata-700006, (4) SMT. BINAPANI DAS wife of Late Karnadhar Das, by faith, by occupation housewife, residing at 13, Avedananda Road, (31, Beadon Street), Kolkata-700006, (5) SMT. PARSHATI DEY wife of Sri Subrata Dey (daughter of Late Karnadhar Das) by faith Hindu, by occupation housewife, residing at 13, Avedananda Road (31, Beadon Street) Kolkata-700006, (6) SMT ANJALI DAS wife of Late

Handwritten notes on the left margin, including names like 'S. C.', 'H. D.', 'K. D.', 'D. B.', 'D. S.', 'S. T.', and 'M. J.'.





0300 057182

(3)

Biswanath Das , by faith Hindu, by occupation housewife, residing 13, Avedananda Road, (31, Beadon Street), Kolkata-6 (7) SRI PARTHOSARATHI DAS son of Late Biswanath Das, by faith Hindu, by occupation Landholder, residing at 13, Avedananda Road, (31, Beadon Street,) Kolkata-700006, and (8) SMT. RAJASHRI ROY CHOWDHURY wife of Sri Biswadeep Roy Chowdhury, (daughter of Late Bowanath Das) by faith Hindu, by occupation Landholder, residing at 13, Avedananda Road (31, Beadon Street) Kolkata-700006, P.S. Burtolla, hereinafter called the 'VENDORS' (which expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs, legal representatives , executors, administrators, and assigns) of the ONE PART.

A N D



23505

Sri. Vijay. Patel & others
125A/12, Bajmehi Road

KA-57

Revenue Collectors,
Treasury,

Dist. 22.09.57



Rs 10000/-

REVENUE COLLECTOR

Dist. 22.09.57

Biswanath Ray Comm
Dist of Beaman Block

1) Beaman Block
District Anantapur
Dist. 22, at 10A, Gopal
St. 12-72, P.S. Block



982

Vijay Patel

(1)

resi

SM

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DH

resi

DEI



983

श्री. अशोक चंद

P. Agarwal



Alina



Agarwal.

Dist. Registrar of Anantapur





03DD 057183



(4)



ADAC

gibre

Dhanji

(1) SRI VIJAY PATEL son of Sri Dhanji Patel, by faith Hindu, by occupation business, residing at 125A/1, Bagmari Road, C.I.T. Scheme, VI-M, Kolkata-700054, (2) SMT.SAVITABEN PATEL wife of Late Suresh Patel, by faith Hindu, by occupation housewife, residing at P-40, C.I.T Road, scheme VI-M, Kolkata-700054, (3) SRI DHANJI MULJI PATEL son of Late Mulji Patel by faith Hindu, by occupation business, residing at 125A/1, Bagmari Road, C.I.T. scheme VII-M, Kolkata-700054, and (4) SRI DEEPAK PATEL son of Purushottam Patel, by faith Hindu, by occupation business,



alino S.A.



93505

Sri vijay patel & others
125/A/12 Bajaj Road

KU-54

Bekanta Collectorate,
Treasury,
Date 22-05-2013

Rs 10000/-

Dharmak Patel



2184 ✓

Parshati Singh



P. d. Agamwal

Pannalal Agamwal

641, Kalyani of Anandpur
Bathinda





5

(5)

residing at 138, Jessore Road, Kolkata-700048, hereinafter referred to as the 'PURCHASERS' (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their respective heirs, executors, administrators, legal representatives, successors and assigns) of the SECOND PART.

AND

M/S. ANANT DEALERS PVT. LTD. Represented by its Director SRI BINOD KUMAR KABRA, son of Sri Girdhari Lal Kabra, by faith Hindu, by occupation business having its registered office at 10A, Hospital Street, Kolkata - 700 072, P.S. Bowbazar, hereinafter referred to as the "CONFIRMING PARTY" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its heirs, executors, administrators, legal representatives, successors and assigns) of the THIRD PART.

WHEREAS at all material times during his lifetime, one GURU PRASANNA DAS was the sole and absolute owner, inter alia, of ALL THAT the price and parcel of land TOGETHER WITH shed and structures built thereon containing an area of 1(one) Bigha 4 (four) cottahs and 13(thirteen) chittacks 21 Sq. ft. be the same a little more or less, lying, situate at and being a portion of the premises no. 22, Motilal Basak Lane, Kolkata - 700 054, morefully and particularly described in the First Schedule hereunder written and hereinafter for the sake of brevity and convenience, referred to as the "SAID PREMISES"

(6)



(6)

AND WHEREAS subsequently the said GURU PRASANNA DAS who was during his life time and at the time of his death a Hindu, Governed by the Dayabhaga School of Hindu Law died or widower and intestate in the year 1945 leaving behind him surviving his only son SHITAL CHANDRA DAS and his grandson, SRI KARNADHAR DAS, BISWANATH DAS and JYOTIRMOY DAS, the sons of his deceased son Harihar Das, as his heirs and legal representatives, since his wife predeceased him.

AND WHEREAS accordingly after the demise of said Guru Prasanna Das, as per provision of the then Hindu Law his said son SHITAL CHANDRA DAS and the said sons of predeceased son Harihar Das became the co-owners in respect of the said land with structures situated and lying at premises No. 22D, Motilal Basak Lane, Kolkata-700054 morefully described in the First Schedule hereunder and hereinafter referred to as the said property. 22D

AND WHEREAS since then the said Karnadhar Das, Biswanath Das and Jyotirmoy Das jointly inherited and became the owners of undivided 1/6th share each in respect of the said land with structures situated and lying at premises No. 22D, Motilal Basak Lane, Kolkata-700 054, and the said Shital Chandra Das became the owner to the extent of undivided half share in the said property.

AND WHEREAS subsequently said Biswanath Das, one of the co-owners of the said premises, died intestate on 03.08.1977 leaving behind him surviving SMT. ANJALI DAS, PARTHA SARATHI DAS and daughter SMT. RAJASREE DAS as his widow,



(7)

son and daughter respectively as his only legal heirs and successors AND WHEREAS since then the said SMT. ANJALI DAS, SRI PARATHA SARATHI DAS and SMT. RAJASREE DAS jointly inherited and became owners of the undivided $1/6^{\text{th}}$ share of Biswanath Das since deceased in respect of the said premises described in the First Schedule hereunder or in other words $1/18^{\text{th}}$ shares each in the said property.

AND WHEREAS thereafter said SHITAL CHANDRA DAS also died intestate and issueless on 23.08.1978 leaving behind him surviving his two widows names SMT. LAKSHMI MONI DAS and SMT. MALINA DAS as his only heirs and legal successors and since then they are jointly entitled to the estate of late Shital Chandra Das, comprising, inter alia, his undivided $1/2$ share in the said premises each having one-fourth share each in respect of the said premises described in the First Schedule hereunder.

AND WHEREAS subsequently said KARNADHAR DAS another Co-owner of the said premises also died intestate on 7th day of April, 1987 leaving behind his surviving his widow, SMT. BINAPANI DAS and one daughter PARSHATI DEY as his only heirs and successors AND WHEREAS since then the said Smt. Binapani Das and Smt. Parshati Dey inherited and became the owner of undivided $1/12^{\text{th}}$ share each in respect of the said premises described in the First Schedule hereunder.

AND WHEREAS ~~the~~ the vendors herein are the joint owners and seized and possessed of and well and sufficiently entitled to the said land with structure situated and lying at premises No. 22D, Motilal Basak Garden Lane, Kolkata- 700 054, (formerly the

Roy
Sd
24-1
Sm



(8)

portion of premises No. 22, Motilal Basak Garden Lane) morefully and particularly described in the First Schedule hereunder and hereinafter referred to as the said premises.

AND WHEREAS during the life time of said SITAL CHANDRA DAS, KARNADHAR DAS, BISWANATH DAS and JYOTIRMOY DAS, while being seized and possessed of the said premises by and under a registered Deed of Lease dated 22.05.1964 made between said Sital Chandra Das, Karnadhar Das, Biswanath Das and Jyotirmoy Das therein collectively called the LESSORS of the one part and SRI DURGA PADA GUHA, son of Late Mahendra Nath Guha therein called the LESSOR of the OTHER PART the Lessors therein demised the said portion premises No. 22, Motilal Basak Lane now known as 22D, Motilal Basak Lane, Kolkata- 700 054, containing the land measuring about 1 Bigha 4 Cottahs 13 Chittacks and 21 Square feet more or less, unto the Lessee therein for a period of 21 years upon the terms and conditions contained therein.

AND WHEREAS subsequently the owners/Lessors of the said premises namely the said Smt. Lakshmi Moni Das, and others filed a Title Suit against said Sri Durga Pada Guha Lessee of the said premises being Title Suit No. 50 of 1984 in the Court of the 8th Civil Judge (Shr. Divn.) at Alipore for his ejection from the said premises and for other reliefs on the ground of forfeiture of Lease, and efflux of time.

AND WHEREAS said Durgapada Guha entered appearance in the said suit and filed written statement.

(8)

portion of premises No. 22, Motilal Basak Garden Lane) morefully and particularly described in the First Schedule hereunder and hereinafter referred to as the said premises.

AND WHEREAS during the life time of said SITAL CHANDRA DAS, KARNADHAR DAS, BISWANATH DAS and JYOTIRMOY DAS, while being seized and possessed of the said premises by and under a registered Deed of Lease dated 22.05.1964 made between said Shital Chandra Das, Karnadhar Das, Biswanath Das and Jyotirmoy Das therein collectively called the LESSORS of the one part and SRI DURGA PADA GUHA, son of Late Mahendra Nath Guha therein called the LESSOR of the OTHER PART the Lessors therein demised the said portion premises No. 22, Motilal Basak Lane now known as 22D, Motilal Basak Lane, Kolkata- 700 054, containing the land measuring about 1 Bigha 4 Cottahs 13 Chittacks and 21 Square feet more or less, unto the Lessee therein for a period of 21 years upon the terms and conditions contained therein.

AND WHEREAS subsequently the owners/Lessors of the said premises namely the said Smt. Lakshmi Moni Das, and others filed a Title Suit against said Sri Durga Pada Guha Lessee of the said premises being Title Suit No. 50 of 1984 in the Court of the 8th Civil Judge (Shr. Divn.) at Alipore for his ejection from the said premises and for other reliefs on the ground of forfeiture of Lease, and efflux of time.

AND WHEREAS said Durgapada Guha entered appearance in the said suit and filed written statement.



(9)

AND WHEREAS thereafter the said suit was decreed exparte with cost against the defendant Durga Pada Guha on 12.06.2001 and the plaintiffs/owners get a decree for eviction of khas possession of the suit property and the defendant was directed to deliver up khas possession of the suit property in favour of the owner/plaintiffs within two months from the date of order, failing which plaintiffs/owners was given liberty to recover possession in due course of law.

AND WHEREAS thereafter the plaintiff/owners filed an application before the court for execution of the above mentioned decree passed in T. S. No. 50 of 1984 which has been numbered as T.Ex. Case No. 13 of 2002 of the said Court.

AND WHEREAS the said Title Execution Case is pending for disposal before the said Court for taking khas peaceful possession of the said premises described in the first schedule hereunder.

AND WHEREAS at this juncture, in view of delay in the litigations, the vendors herein, were desirous of disposing of the said premises, described in the First Schedule hereunder, on "as is where is basis", free from all encumbrances subject however to the pendency of the above reference Title Execution case No.13 of 2002.



(10)

AND WHEREAS an agreement was entered into between on the One Part and the Confirming party of the other Part whereby the Vendors agreed to sell and the confirming party agreed to purchase the said property as per terms of the said agreement.

AND WHEREAS on the coming to know the said intention of the vendors the purchasers approached the vendors and the Confirming party to cause sale of the Western demarcated portion of the said property unto the purchasers and upon the Vendors' representation that save and except the said premises being subject to the said execution case as aforesaid, the said premises is otherwise free from all encumbrances, liens, attachments, acquisitions and requisitions of whatsoever nature and that they have clear marketable title to dispose of unto the purchasers the said premises described in the SECOND SCHEDULE hereunder, the purchasers after causing necessary searches and being satisfied about the Vendors' title to the said property proposed to pay the total sum of Rs.12,00,000/- (Rupees twelve lakhs) only.

AND WHEREAS the vendors and the Confirming Party have readily accepted the said proposal including the proposed settled consideration price of the purchasers and entered into an agreement dated 18.01.2003 and have agreed to sell and transfer the said Western portion of the said premises No.22D, Matilal Basak Lane, Kolkata-700054, described in the Second Schedule hereunder to the purchasers at a total consideration price of Rs.12,00,000/- (Rupees twelve lakhs) only, out of which the Vendors/owners already accepted and acknowledged a sum of Rs.6,00,000/- (Rupees six lakhs) only out of



which total consideration of Rs.12,00,000/-only from the Confirming party hereto by cheques on diverse dates and the Confirming party shall also accept and acknowledged a sum of Rs.6,00,000/-only for Development of the land out of total consideration of Rs.12,00,000/-only and for adjustment and/or realization of the said sum of Rs.6,00,000/-only which was accepted by the Vendors/owners hereto from the Confirming party hereto, the Confirming party hereto received and/or acknowledged the entire consideration price of Rs.12,00,000/-only.

NOW THIS INDENTURE WITNESSES that in pursuance of the said agreement and in consideration of Rs.12,00,000/- (Rupees twelve lakhs)only well and truly paid to the vendors and confirming party by the purchasers at or before the execution of this Deed of Conveyance (the receipt whereof the Vendors and confirming party doth hereby as also by the Memo of consideration hereunder written admit and acknowledge and of and from the payment of the sum and every part thereof for ever release discharge and acquit the purchasers as well as property hereby granted sold, conveyed, transferred, assigned and assured) AND the Vendors doth hereby grant, sell, convey, transfer, assign and assure unto the purchasers herein ALL THAT the demarcated Western portion of the land hereditament other with the structure containing the land measuring about 11(eleven) cottahs and 5(five) chittacks19(nineteen)Square feet; more or less situate and lying at premises No.22D, Matilal Basak Lane, Kolkata-700054, morefully and particularly described in the second schedule hereunder and also delineated in the site plan annexed hereinafter for the sake of brevity referred to as the said property togetherwith all privileges, appendages and appurtenances whatsoever to the said premises or property belonging or any part thereof usually held, used, occupied enjoyed or accepted reputed or known as part or parcel or member thereof appurtenant thereto and the reversion or reversions remainder or remainders, rents, issues and profits thereof and all and every part thereof AND ALL the estate right, title and interest, uses, trust property, claim and



remainders, rents, issues and profits thereof and all and every part thereof AND ALL the estate right, title and interest, uses, trust property, claim and demand whatsoever both at law or in equity of the Vendors into upon the said property hereby granted, sold, conveyed transferred, assigned and assured or expressed or intended so to be TOGETHERWITH Xerox copies of all deeds, pattahs, muniments and evidence of the relating exclusively to the said premises or any part thereof which are/were or may hereafter be in possession or custody of the vendors when the vendors may procure the same without any action either at law or in equity TO HAVE AND TO HOLD the said demarcated Western Portion of the said land with Structure described in the Second Schedule hereunder with all other benefits and rights hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the use of the purchasers absolutely and for ever as is where is basis free from all encumbrances whatsoever, togetherwith the right to be substituted in place of the Decree Holders in the said Execution case and to reap the benefit of the said decree and if required to recovery possession the said property through court as per the said execution case.

AND THE VENDORS DOETH HEREBY COVENANT WITH THE PURCHASERS AS FOLLOWS:

1. That notwithstanding any act, deed, matter or thing by the Vendors or their predecessors-in-title done executed or knowingly suffered to the contrary the Vendors to their knowledge and belief are now lawfully, rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said premises and all other benefits and rights hereby granted sold conveyed transferred assigns and assured or expressed or intended so to be and every part thereof.

(13)

2. That the vendors have not at any time done or executed or knowingly suffered or been party or parties to any act deed matter or thing whereby the said premises and all other benefits and rights hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be or any part thereof so that the vendors can be or may be impeaced encumbered or affected in title.

3. That notwithstanding any act deed or things whatsoever done as aforesaid, the Vendors to their knowledge and belief have got in themselves good rightful power and absolute authority and indefeasible title to grant, sell convey, transfer, assign and assure all and singular the said premises and all other benefits and rights hereby granted, sold, conveyed, transferred assigned and assured or expressed or intended so to be unto and the use of the purchasers in the manner aforesaid according to the true intend and meaning of these presents.

4. And that the said premises and all other rights and benefits hereby granted sold conveyed transferred assigned and assured or expressed or intended to be and every part of them is now free from all claims, demands, encumbrances, liens, attachments, leases, uses, debutter or trust made or suffered by the Vendors having lawfully, rightfully or suitably claiming any estate of interest therefrom under or in trust for the vendors save those expressly mentioned herein.

5. And that the purchasers shall and may at all times hereafter peaceably and quietly use possess hold and enjoy the said premises and all other benefits and rights hereby granted sold, conveyed, transferred, assigned and assured or expressed or intended so to be and receive the rents issuers and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the vendors having or lawfully, rightfully or equitably claiming from or in trust for the vendors.

6. And that free and clear and freely and clearly and absolutely discharged, saved, harmless and keep indemnified against all other estate charges and encumbrances, liens, attachments, lispensens, uses, debutter, trust claims or demands whatsoever created



7. occasioned or made by the Vendors or their predecessors in title lawfully, equitably or rightfully claiming from under or in trust for the vendors.

8. That the vendors as per their knowledge and belief that the said premises has not been affected under any requisition and/or acquisition by Central or State Government or by local body or Corporation or by any Government or Semi-Government Authority.

9. And further that the Vendors having or lawfully or equitably claiming any estate or interest in the said premises or any part thereof shall and will from time to time and at all times hereafter at the request and costs of the Purchaser do and execute or cause to be done or executed all such acts deeds and things whatsoever for further and more perfectly assuring the said premises and every part thereof unto and to the use of the purchaser in the manner aforesaid as shall or may reasonably be required by the purchaser.

THE FIRST SCHEDULE OF THE PROPERTY ABOVE REFERRED TO:

(DESCRIPTION OF THE ENTIRE PROPERTY)

ALL THAT pieces and parcels of land TOGETHER structures with R.T. shed built in a portion thereof containing the land measuring about 1(one) Bigha 4(four)cottahs 13 (thirteen) chittacks and 21 (twenty one) square feet be the same a little more or less situated and lying at and being Municipal Premises No. 22D, Matilal Basak Lane, (formerly the portion of the 22, Motilal Basak Lane), Kolkata - 700054, Police Station - Phoolbagan, within the limits of Kolkata Municipal Corporation in Ward No. 31 comprising at Mouza Kankurgachi, Holding No. 39/A, Touzi No.1298 (old) 2833 (new), Division 3, Sub-division II and formerly known as premises No. 6, Matilal Basak Garden Lane under Calcutta Municipal Corporation TOGETHERWITH the passage, swearage



(15)

system and water and water course and other easement right in the said property, which is butted and bounded as follow :-

- On the North : By Premises No. 22C, Matilal Basak Lane;
 On the South : By Matilal Basak Lane (K.M.C. Road);
 On the East : By Bholanath Dr. Lane ;
 On the West : By Matilal Basak Lane (K.M.C. Road).

THE SECOND SCHEDULE ABOVE REFERRED TO :

(Description of Portion which is conveyed hereto)

ALL THAT the demarcated the separated Western portion of the above mentioned piece and parcel of land togetherwith the one storied brick built wall with R.T. shed constructed in a portion thereto covered area is 1620 sq.ft. more or less and containing the land measuring about 11 (eleven) cottahs 5(five) chittacks 19(nineteen) square feet out of total land 1 Bigha 4 Cottahs 13 Chittachs 21 square feet more or less TOGETHERWITH the all easement rights and facilities situated and lying at and being Municipal Premises No. 22D, Matilal Basak Lane, (formerly known as 22 Matilal Basak Lane) Kolkata - 700 054, Police Station - Phoolbagan within the limits of Kolkata Municipal Corporation in Ward No. 31 Sub-Registry Office Sealdah and which is delineated in the side plan and marked with RED colour border annexed hereto and which is butted and bounded as follows :-

- On the North : By premises No. 22C, Matilal Basak Lane;
 On the South : By Matilal Basak Lane;

24c 13 dca 21 sq.
 18c 4c 12 sq.



(16)

On the East : By portion of the 22D, Matilal Basak Lane; ✓

On the West : By demarcated portion of the vendors.

IN WITNESS WHEREOF the Vendors and the purchaser and confirming party hereto set and subscribe their respective hands and seals the day month and year first above written.

SIGNED SEALED AND DELIVERED UP

AT KOLKATA IN THE PRESENCE OF :

1. Panna Lal Agarwal
P-186 C.S.T Road
Sec VI M
Kolkata - 54

2. Sita Ram Ray
31 Beadon Street
Kolkata - 6

1. Lakshminaras.

2. Malina Das 7.11.03.

3. Dhotray or - 2/1/03.

4. Binayanti Das 29/9/03

5. Parshati Das.

6. Anjali Das

7. Partha. Sarathi Das

8. Rajance Roy Chowdhury.
7.11.03

(SIGNATURE OF THE VENDORS)



(17)

1. Vijay Patel
2. 21(1) ડોર નંબર
(SAVITA BEN PATEL)
3. Akhaji Mulji Patel
27-09-2013
4. Deepak Patel

(SIGNATURE OF THE PURCHASERS)

SIGNED SEALED AND DELIVERED UP

AT KOLKATA IN THE PRESENCE OF

1. Panna Lal Agarwal
P. 186 C. S. T. Road
Secn NO III M
Kolkata - 54

Anant Dealers Private Ltd
B. K. Kabra
Director

2. Sita Ram Ray
311 Borden Street
Kolkata - 6

(SIGNATURE OF THE
CONFIRMING PARTY)



(18)

MEMO OF CONSIDERATION

RECEIVED of and from within named purchaser the within mentioned sum of Rs. 12,00,000/- (Rupees twelve lakhs only) as full and final considerations price in respect of the Second schedule mentioned property by within named Vendors and confirming parties, as per memo below :

<u>Bank Name</u>	<u>Branch</u>	<u>Cheque No.</u>	<u>Dated</u>	<u>Amount</u>
Dena	Manicktala	223517	24.03.03	1,00,000
Do	Do	553931	24.03.03	50,000
Do	Do	552612	24.03.03	1,00,000
Do	Do	383716	16.01.03	50,000
Do	Do	387520	24.03.03	1,00,000
Do	Do	553934	27.09.03	2,50,000
Do	Do	552035	27.09.03	1,50,000
Do	Do	552616	27.09.03	2,00,000
Do	Do	556332	27.09.03	2,00,000
			Total Amount=	12,00,000

(Rupees twelve lakhs only)

CONT...19.



(19)

WITNESSES

1. Panna Lal Agarwal
P. 156 C-9-T. Road
Sem No III M
Kolkata - 54
2. Sita Ram Roy

1. Lakshminoni Das.
2. Malina Das. 7.11.03
3. Jyoti Roy Sr. 09.3.03.
4. Binapani Das
5. Anshu Ti Das.
6. Ajali Das. P
7. Partha Sarathi Das P
8. Rajaraj Roy Chowdhury.
7.11.03.

(SIGNATURE OF THE VENDORS)

Shant Dealers Private Ltd.

B. N. Das

Director

(SIGNATURE OF THE

CONFIRMING PARTY)

Drafted by

Dulal Chandra Pal
Advocate.

Dulal Chandra Pal
Advocate, High Court Calcutta
8, Old Post Office St. (Gr. Floor)
Kolkata - 700 001

SPECIMEN FORM FOR TEN FINGERPRINTS

1

PHOTO

Yashraj

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

2

PHOTO

Parishati

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

3

PHOTO

Shyama

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

4

PHOTO

Pratima

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



SPECIMEN FORM FOR TEN FINGERPRINTS

5

PHOTO

Madhina Das

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

6

PHOTO

Lakshminarasimha Das

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

7

PHOTO

Partha Sarathi Das

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

8

PHOTO

Rajasee Roy Choudhury

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					





~~RECORDED~~
~~INDEXED~~
32
00517
2004
(1-32)

DATED THIS THE 29th DAY OF SEPTEMBER



RE: WESTERN PORTION OF PREMISES
MOTILAL BASAK LANE, KOLKATA-7
WARD NO.31.

DEED OF CONVEYANCE
MADE BETWEEN

SMT. LAKSHMIMONI DAS & OTHERS

A N D

SRI WIJAY PATEL & OTHERS

A N D

M/S ANANT DEALERS PVT. LTD

Com
Addl. Registrar of Assurances
Kolkata
4.2.04



ll
Addl. Registrar of Assurances,
Kolkata

Sri Dulal Chandra Pal

SRI DULAL CHANDRA PAL, ADVOCATE
HIGH COURT, CALCUTTA.
8, OLD POST OFFICE STREET (GR. I)
KOLKATA - 700 001.

Scanned
4.2.04

PORTION PART OF PREMISES
 MOTILAL BASAK GARDEN LAKE KOLKATA -
 P.O.S. PHOOL BAGAN DIST-24-PARGANAS (NORTH)

SCALE: 1:600

OF LAND: 11 COTTAGE 5 CHITACK 19 SFT.
 38.756 SQS. - 8164 SFT.

- E. OF THE FLOOR
1. Kshaminion
 2. Shalini Das
 3. Chakrabarty
 4. Annapurna Das
 5. Harshanti Das
 6. Anjali Das
 7. Partha Sarathi Das
 8. Rajarajee Choudhury
- LAND OF THE PURCHASER

ABANI D... 11/11/11

B. S. ...

DIRECTION

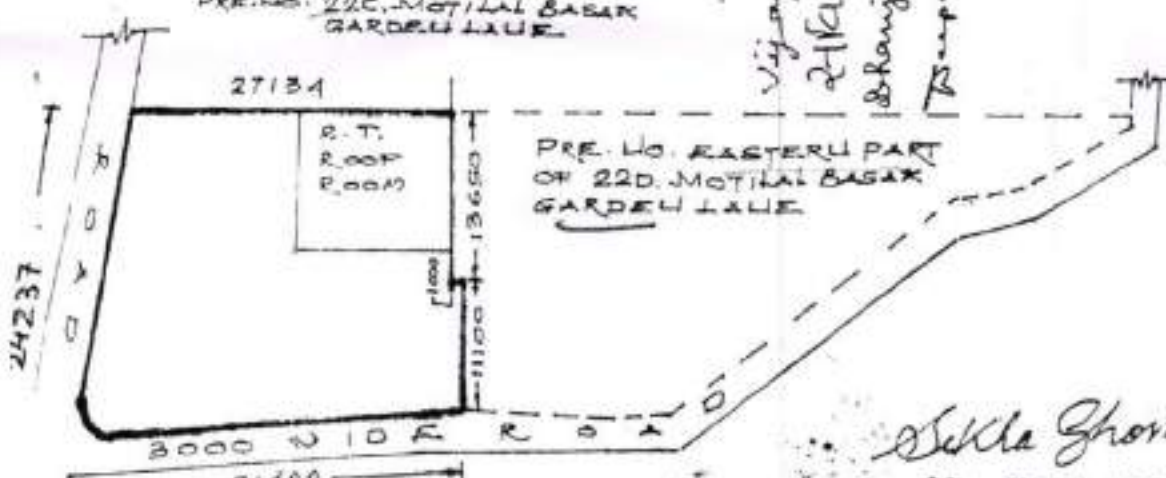
PRE. NO. 22C, MOTILAL BASAK
 GARDEN LAKE

27134

R. T.
 R. 007
 R. 005

PRE. NO. EASTERN PART
 OF 22D, MOTILAL BASAK
 GARDEN LAKE

Vijaya Patel
 21/11/11
 Bhargavi Mulji Patel
 Bumpak 1500



Sikha Ghosh 360(1)

Miss. SIKHA GHOSH
 L.B.S. of Calcutta Corporation
 Class I, No 360
 B/H, SAHANAGAR ROAD
 CALCUTTA-26
 SIG. OF L.B.S.

DRAWN BY
 CHANDRA ASSOCIATE
 130, AKHIL MISTRY LANE
 KOLKATA-700009
 Ph- 2351-3897 / 98310699

... 1998



ANNEXURE A3



Annexure A3

17.7.2001 10.7.2001 10.7.2001 1.8.2001 1.8.2001

S-3746/2001.

- 1 -

In the Court of the 8th Civil Judge (Snr.
Divn.) at Alipore.

District : South 24-Parganas.

Present : Shri T. K. Das,
Civil Judge (Snr. Divn.)

Title Suit No. 50 of 1984.

Smt. Lakshmi Moni Das & Ors.

- v e r s u s -

Sri Durga Pada Guha.

Extract from the Order Sheet.

Order No. 127 dated 12. 6. 2001.

Plaintiff files hazira. Plaintiff also files some documents as per firisty. Let it be kept with the record. The Estate manager, Sitaram Roy is examined as P.W. 1 on behalf of the plaintiff. Plaintiff also adduced some documentary evidence namely, lease Deed dated 22-5-64 and copy of notice dated 26-4-83 together with postal receipt and A/D card which are marked Exts. 1, 2, 2A & 2B respectively. The evidence of plaintiff is closed.



- 2 -

This is a suit for ejection, mesne profits and arrears of rent valued at Rs.7,750.80/-, for ejection of Rs.7,750/- for arrears of rent and Rs.3000/- for mesne profits.

P.-2

In short, plaintiff's case is that one Sital Ch. Das, since deceased was the owner/occupier to the extent of 8 annas share in the "A" Schedule property and plaintiff no.3 & 4 and their brother, since deceased were jointly entitled to remaining eight annas share therein. Biswanath Das died intestate leaving behind plaintiff nos. 5 & 7 as his legal heirs and present plaintiffs are the joint owners of the said property described in the schedule "A". There is lease deed dated 22.5.64 to one Sital Ch. Das, since deceased and plaintiff nos. 3 & 4 and Biswanath Das, since deceased in respect of one bighas 4 cottahs 13 chittaks 21 sq. ft. land at premises no.22, Motilal Basak Lane for a period of 21 years at progressive rate of rent payable according to Bengali Calender month. The defendant was also liable to pay C. M. C. Tax in respect of the suit property. The defdt. failed and neglected to pay rent since Ashar 1389 B.S. and tax also and as such, defdt. is liable to be forfeited the tenancy. That plaintiffs by



- 4 -
no right to keep the possession under his custody in view of the terms of the lease deed (Ext. 1). Therefore, I find and hold that plaintiff has been able to prove his case and is entitled to get a decree as prayed for.

C. F. paid is correct.

Hence, it is

Q. E. D. Q. E. D.

that the suit be and the same is decreed exparte with cost against the defendant. Plaintiff do get a decree for eviction of khas possession of the suit property and defendant is hereby directed to deliver up khas possession of the suit property in favour of the plaintiff within two months from this day failing which plaintiff is at liberty to recover possession in due course of law. Plaintiff also do get a decree for arrears of rent for the period of Ashar 1389 B.S. till Jaistya 1390 B.S. @ Rs. 645.90 P. per month. Plaintiff also do get a decree for mesne profits for use and occupation of the suit property from 1st Ashar 1390 B.S. @ Ra. 800/- per month till recovery of khas possession of the property which will be decided in a separate proceeding, in default, of compliance of the





- 5 -

of compliance of the aforesaid order, plaintiff is at liberty to take appropriate step in due course of law.

Dictated & corrected by me.

Sd/- T. K. Das.
Civil Judge (Snr. Divn.)
8th Court, Alipore.

Sd/- T. K. Das.
Civil Judge (Snr. Divn.)
8th Court, Alipore.
12/6/2001.

Typed by : -

S. K. Sen
S. K. Sen.
Typist.
01/11/2001



No. 0059274

THE KOLKATA MUNICIPAL CORPORATION

ASSESSMENT - COLLECTION DEPARTMENT

5, S. N. BANERJEE ROAD, KOLKATA - 700 013

MUTATION CERTIFICATE

CASE No.: O/031/01-AUG-17/105666

SUB: Your application for mutation dated

01/08/2017

in respect of

Premises Number: 22D, MATILAL BASAK LANE
Assessee No.: 110310900692

Nature of Premise: COR SHED

To,
Sri/SmtVIJAY PATEL, SMT.SAVITABEN PATEL, MANIBEN PATEL
SHARDABEN PATEL, SRI.DHANJI MULJI PATEL, DEEPAK PATEL
PURUSHOTTAM MULJI PATEL, SRI.NANJI MULJI PATELMailing Address of the Applicant (s):
30/1, C.I.T. ROAD, SCH NO-VI M
KOLKATA

700054

Dear Sir/Madam,

With reference to the aforesaid subject you are hereby informed that the prayer of mutation has been granted in your favour by this department on 01/08/2017 and henceforth the person(s) who will be treated as owner(s)/person(s) liable to pay tax in respect of the premises in question are as follows.

VIJAY PATEL, SMT.SAVITABEN PATEL, MANIBEN PATEL
SHARDABEN PATEL, SRI.DHANJI MULJI PATEL, DEEPAK PATEL
PURUSHOTTAM MULJI PATEL, SRI.NANJI MULJI PATEL

Dated: 31/07/2019

Yours faithfully

Dy. Assessor-Collector

Dy. Assessor-Collector

(No. 11)

Kolkata Municipal Corporation

INDEX SEARCH REPORT

Registry Office	:	R.A.Kolkata	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Parushottam Mulji Patel son of Late Mulji Patel <i>alias</i> Parussatham Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Entry Found				00516	2004	
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.

(Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	: D.R.Alipore	File No.	:
Index	: I	Reg.	:
Name/Premises	: Purusbottam Mulji Patel son of Late Mulji Patel <i>alias</i> Parussatham Mulji Patel son of Late Mulji Patel	Searched by	: Ranjit Chakraborty
Year	: 2002 - 2007	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)




INDEX SEARCH REPORT

Registry Office	:	S.R.Sealdah	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Purushottam Mulji Patel son of Late Mulji Patel <i>alias</i> Parussatham Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	:	R.A.Kolkata	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Nanji Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

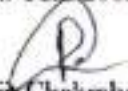


INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Nanji Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
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2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

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(Ranjit Chakraborty)



INDEX SEARCH REPORT

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Index	:	I	Reg.	:	
Name/Premises	:	Nanji Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
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2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	: R.A.Kolkata	File No.	:
Index	: I	Reg.	:
Name/Premises	: Maniben Patel wife of Shantilal Patel	Searched by	: Ranjit Chakraborty
Year	: 2002 - 2007	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Entry Found				00516	2004	
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)

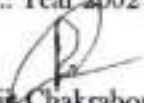


INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Maniben Patel wife of Shantilal Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

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(Ranjit Chakraborty)

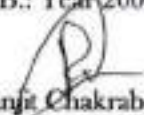


INDEX SEARCH REPORT

Registry Office	:	S.R.Scaldah	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Maniben Patel wife of Shantilal Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
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2006	Nil						
2007	Nil						

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 (Ranjit Chakraborty)

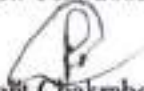


INDEX SEARCH REPORT

Registry Office	:	R.A.Kolkata	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Shardaben Patel wife of Harilal Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
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2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

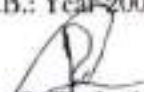


INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Shardaben Patel wife of Harilal Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
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2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)




INDEX SEARCH REPORT

Registry Office	:	S.R.Scaldah	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Shardaben Patel wife of Hanlal Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL NO.	PAGES	DEED NO.	YEAR	INITIAL
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2003	Nil						
2004	Nil						
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2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

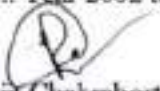


INDEX SEARCH REPORT

Registry Office	:	R.A.Kolkata	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Dhanji Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Entry Found				00516	2004	
					00517	2004	
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	: D.R.Alipore	File No.	:
Index	: I	Reg.	:
Name/Premises	: Dhanji Mulji Patel son of Late Mulji Patel	Searched by	: Ranjit Chakraborty
Year	: 2002 - 2007	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)

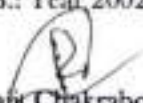


INDEX SEARCH REPORT

Registry Office	:	S.R.Scaldah	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Dhanji Mulji Patel son of Late Mulji Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	: R.A.Kolkata	File No.	:
Index	: I	Reg.	:
Name/Premises	: Vijay Patel son of Dhanji Patel	Searched by	: Ranjit Chakraborty
Year	: 2002 - 2007	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Entry Found				00517	2004	
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Vijay Patel son of Dhanji Patel	Searched by	:	Ranjit Chakraborty
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(Ranjit Chakraborty)



INDEX SEARCH REPORT

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Name/Premises	:	Vijay Patel son of Dhanji Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

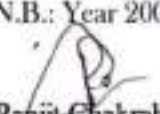


INDEX SEARCH REPORT

Registry Office	:	R.A.Kolkata	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Savitaben Patel wife of Late Suresh Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Entry Found				00517	2004	
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Savitaben Patel wife of Late Suresh Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.

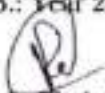

(Ranjit Chakraborty)

INDEX SEARCH REPORT

Registry Office	:	S.R.Scaldah	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Savitaben Patel wife of Late Suresh Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL.
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)




INDEX SEARCH REPORT

Registry Office	:	R.A.Kolkata	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Deepak Patel son of Purushottam Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Entry Found				00517	2004	
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Deepak Patel son of Purushottam Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	:	S.R.Scaldah	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Deepak Patel son of Purushottam Patel	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)

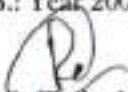


INDEX SEARCH REPORT

Registry Office	: R.A.Kolkata	File No.	:
Index	: I	Reg.	:
Name/Premises	: Anant Dealers Private Limited	Searched by	: Ranjit Chakraborty
Year	: 2002 - 2007	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL .NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


 (Ranjit Chakraborty)



INDEX SEARCH REPORT

Registry Office	:	D.R.Alipore	File No.	:	
Index	:	I	Reg.	:	
Name/Premises	:	Anant Dealers Private Limited	Searched by	:	Ranjit Chakraborty
Year	:	2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

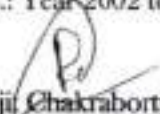


INDEX SEARCH REPORT

Registry Office	: S.R.Scaldah	File No.	:	
Index	: I	Reg.	:	
Name/Premises	: Anant Dealers Private Limited	Searched by	:	Ranjit Chakraborty
Year	: 2002 - 2007	Dated	:	18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						

N.B.: Year 2002 to 2007 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

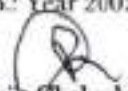


INDEX SEARCH REPORT

Registry Office	: R.A.Kolkata	File No.	:
Index	: II	Reg.	:
Name/Premises	: Premises No. 22D, Matilal Basak Lane (formerly known as 22 Matilal Basak Lane), Kolkata-700054, Police Station Phool Bagan	Searched by	: Ranjit Chakraborty
Year	: 1992 - 2021	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
1992	Damage						
1993	Damage						
1994	Damage						
1995	Damage						
1996	Damage						
1997	Damage						
1998	Damage						
1999	Damage						
2000	Damage						
2001	Damage						
2002	Nil						
2003	Nil						
2004	Entry Found				00516	2004	
					00517	2004	
2005	Nil						
2006	Nil						
2007	Nil						
2008	Nil						
2009	Nil						
2010	Nil						
2011	Nil						
2012	Nil						
2013	Nil						
2014	Nil						
2015	Nil						
2016	Nil						
2017	Nil						
2018	Nil						
2019	Nil						
2020	Nil						
2021	Nil						

N.B.: Year 2002 to 2021 Computer indexes search by the Registry Office Staff.


(Ranjit Chakraborty)

Government of West Bengal
Office of the KOLKATA (A.R.A. - I)
Receipt for fees deposited for Search
Form - 155B

Date of Application: 01-02-2021

Serial No of Application	1901002249/2021	Search No	1901002249/2021
Search for the Years	From 2007 To 2021	Record Available	From 10/11/2008 onwards
Property to be Searched	District: South 24-Parganas, PS: Phool Bagan, , Premises: 22, Road: Motilal Basak Lane		
From whom Received	R Chakraborty		
Fees Paid under Articles	F1(i) 2/-	F1(ii) 14/-	

Search Result: No Record Found

(Mr Debasis Patra)
A.R.A. - I KOLKATA
OFFICE OF THE A.R.A. - I KOLKATA



Government of West Bengal
Office of the KOLKATA (A.R.A. - I)
Receipt for fees deposited for Search
Form - 1556

Date of Application: 01-02-2021

Serial No of Application	1901002250/2021	Search No	1901002250/2021
Search for the Years	From 2007 To 2021	Record Available	From 10/11/2008 onwards
Property to be Searched	District: South 24-Parganas, PS: Phool Bagan, , Premises: 22D, Road: Motilal Basak Lane		
From whom Received	R Chakraborty		
Fees Paid under Articles	F1(i) 2/-	F1(ii) 14/-	

Search Result: No Record Found

(Mr Debasis Patra)
A.R.A. - I KOLKATA
OFFICE OF THE A.R.A. - I KOLKATA



INDEX SEARCH REPORT

Registry Office	: D.R.Aliport	File No.	:
Index	: II	Reg.	:
Name/Premises	: Premises No. 22D, Matilal Basak Lane (formerly known as 22 Matilal Basak Lane), Kolkata-700054, Police Station Phool Bagan	Searched by	: Ranjit Chakraborty
Year	: 1992 - 2021	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
1992	Damage						
1993	Damage						
1994	Damage						
1995	Damage						
1996	Damage						
1997	Damage						
1998	Damage						
1999	Damage						
2000	Damage						
2001	Damage						
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						
2008	Nil						
2009	Nil						
2010	Nil						
2011	Nil						
2012	Nil						
2013	Nil						
2014	Nil						
2015	Nil						
2016	Nil						
2017	Nil						
2018	Nil						
2019	Nil						
2020	Nil						
2021	Nil						

N.B.: Year 2002 to 2021 Computer indexes search by the Registry Office Staff.


Ranjit Chakraborty



Government of West Bengal
Office of the SOUTH 24-PARGANAS (D.S.R. - III)
Receipt for fees deposited for Search
Form - 1556

Date of Application: 01-02-2021

Serial No of Application	1603000720/2021	Search No	1603000720/2021
Search for the Years	From 2007 To 2021	Record Available	From 23/02/2009 onwards
Property to be Searched	District: South 24-Parganas, PS. Phool Bagan, , Premises: 22, Road: Motilal Basak Lane		
From whom Received	R Chakraborty		
Fees Paid under Articles	F1(i) 2/-	F1(ii) 14/-	

Search Result: No Record Found



(Mr. Asish Goswami)
D.S.R. - III SOUTH 24-PARGANAS
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS



Government of West Bengal
Office of the SOUTH 24-PARGANAS (D.S.R. - III)
Receipt for fees deposited for Search
Form - 1556

Date of Application: 01-02-2021

Serial No of Application	1603000719/2021	Search No	1603000719/2021
Search for the Years	From 2007 To 2021	Record Available	From 23/02/2009 onwards
Property to be Searched	District: South 24-Parganas, PS: Phool Bagan, , Premises: 22d, Road: Motilal Basak Lane		
From whom Received	R Chakraborty		
Fees Paid under Articles	F1(i) 2/-	F1(ii) 14/-	

Search Result: No Record Found



(Mr Asish Goswami)

D.S.R. - III SOUTH 24-PARGANAS
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS



INDEX SEARCH REPORT

Registry Office	: S.R.Scaldah	File No.	:
Index	: II	Reg.	:
Name/Premises	: Premises No. 22D, Matilal Basak Lane (formerly known as 22 Matilal Basak Lane), Kolkata-700054, Police Station Phool Bagan	Searched by	: Ranjit Chakraborty
Year	: 1992 - 2021	Dated	: 18 th February, 2021

YEAR	REMARKS	BOOK NO.	VOL. NO.	PAGES	DEED NO.	YEAR	INITIAL
1992	Damage						
1993	Damage						
1994	Damage						
1995	Damage						
1996	Damage						
1997	Damage						
1998	Damage						
1999	Damage						
2000	Damage						
2001	Damage						
2002	Nil						
2003	Nil						
2004	Nil						
2005	Nil						
2006	Nil						
2007	Nil						
2008	Nil						
2009	Nil						
2010	Nil						
2011	Nil						
2012	Nil						
2013	Nil						
2014	Nil						
2015	Nil						
2016	Nil						
2017	Nil						
2018	Nil						
2019	Nil						
2020	Nil						
2021	Nil						

N.B. Year 2002 to 2021 Computer indexes search by the Registry Office Staff.

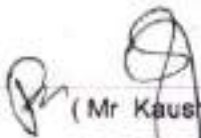

(Ranjit Chakraborty)



Government of West Bengal
Office of the SEALDAH (A.D.S.R.)
Receipt for fees deposited for Search
Form - 1556

Date of Application: 01-02-2021

Serial No of Application	1606000658/2021	Search No	1606000658/2021
Search for the Years	From 2007 To 2021	Record Available	From 06/11/2008 onwards
Property to be Searched	District: South 24-Parganas, PS: Phool Bagan, , Premises: 22D, Road: Motilal Basak Lane		
From whom Received	R Chakraborty		
Fees Paid under Articles	F1(I) 2/-	F1(II) 14/-	
Search Result:	No Record Found		


(Mr Kaushik Ray)
A.D.S.R. SEALDAH
OFFICE OF THE A.D.S.R. SEALDAH



Government of West Bengal
Office of the SEALDAH (A.D.S.R.)
Receipt for fees deposited for Search
Form - 1556

Date of Application: 01-02-2021

Serial No of Application	1606000657/2021	Search No	1606000657/2021
Search for the Years	From 2007 To 2021	Record Available	From 06/11/2008 onwards
Property to be Searched	District: South 24-Parganas, PS: Phool Bagan, , Premises: 22, Road: Motilal Basak Lane		
From whom Received	R Chakraborty		
Fees Paid under Articles	F1(I) 2/-	F1(II) 14/-	

Search Result: No Record Found


(Mr Kaushik Ray)

A.D.S.R. SEALDAH

OFFICE OF THE A.D.S.R. SEALDAH





Law Department
The Kolkata Municipal Corporation
5, S.N. Banerjee Road, Kolkata-700 013
Phone No. 033 2286 1269 / Tele Fax No. 033 2286 1434

Memo No. L-12/Law/RTI/2021

Date:- 22.02.2021

To
Smt. Moumita Kundu
Advocate

3A/1, 3rd Floor
Hastings Chambers
7C, Kiran Shankar Roy Road,
Kolkata - 700001

Sub:- Application under Right to Information Act, 2005
(received by Law Department, KMC on 20.02.2021)

Ref: Information regarding Municipal Premises No. 22D, Matilal Basak Lane (formerly known as 22, Matilal Basak Lane), Kolkata - 700054, Ward No. 31, Police Station Phoolbagan, Sub Registration Office Sealdah, District South 24 Paraganas (Said Premises)

Assessee No. 110310900692

In reply to the query of the aforesaid RTI Application, the following case reference may be stated:- *"In a case [Dr. D.V. Rao v. Deptt. of Legal Affairs, Shastri Bhawan, New Delhi, File No. CIC/AT/A/2006/00045, dated 21.04.2006] where the information sought was 'why the recruitment rules were not amended', the CIC held the RTI Act does not cast on the public authority any obligation to answer queries in which attempt is made to elicit answers to questions with prefixes, such as, why, what, when and whether."*

If you are aggrieved by this decision, an appeal may be preferred before the 1st. Appellate Authority (Law) [RTI], i.e. the Additional Chief Municipal Law Officer, KMC, within stipulated time, U/S 19(1) of the Right to Information (RTI) Act, 2005.

For your kind information.

W
S.P.I.O., Law Deptt., KMC
S.P.I.O.
Law Department
Kolkata Municipal Corporation





THE KOLKATA MUNICIPAL CORPORATION
Office of ASSESSOR-COLLECTOR (NORTH),
2nd Floor, Hogg Building, 1 Hogg Street,
Kolkata 700 087

Memo No.: RTI/279/2020-21

Date: 28/04/2021

To,
 Moumita Kundu, Adv.,
 7C, Kiran Sankar Roy Road,
 3A/1, 3rd Floor,
 Hastings Chambers,
 Kolkata - 700001

Sub.: Information sought vide RTI application no. 279/2020-21, under the Right to Information Act, 2005, read with West Bengal Right to Information Rules, 2006, in respect of premises no. 22D, Matilal Basak Lane, Assessee no. 110310900692.

Sir,
 With reference to your RTI application dtd. 19/02/2021, received on 23/02/2021 by the Assessment-Collection (North) Department vide RTI No. 279/2020-21, in respect of premises no. 22D, Matilal Basak Lane, Assessee no. 110310900692, as per available records and as reported by the division concerned, the information is as under:

1. It is not a query
2. A computerized Demand Details is enclosed for requested information regarding present status of the bills. Last G.R. was done w.e.f. 3/2016-17, UAA (Unit Area Assessment) w.e.f. 1/2017-18 is pending.
3. This query is related to Water Supply Department, KMC. Hence, u/s 6(3) of the Right to Information Act, 2005, a copy of the said application is being forwarded to the S.P.I.O., Water Supply Department, KMC and it is requested to provide reply in this regard directly to the applicant with an intimation to the undersigned.
4. Certified copy of Assessment Book(Computerised) is available.
5. Inspection Book for the year 1976 is not presently available. However, Inspection Book for the period 3/1980-81 & 3/2016/17(latest) are available.

> If you are agreeable to obtain the requisited documents, then in terms of Rule 4 of the West Bengal Right to Information Rules, 2006, you are required to pay fees/charges under the 'Head Code' and 'Head of Account', as detailed below, at Reserve Bank of India, Kolkata or any authorized branch of the Public Bank linked with the Treasury in T.R. Form No. 7 and furnish the original copy of the Challan (Treasury Challan) to the S.P.I.O. or department concerned of KMC for collecting copies of document as stated above.

Head Code	Head of Account	Amount for Certified copies of Inspection Book	Amount for Certified copies of Assessment Book
"00706080002127"	"0070-Other Administrative Services-60-Other Services-800-Other Receipts including Census-021-Collection of fees from information seeker for the purpose of servicing information-27-Other Receipts"	Rs. 11000/-	Rs. 2000/-

6. It is not a query.

Encl: As above.

Yours faithfully

(Signature)
 Assessor-Collector (North) & S.P.I.O.
 Assessment-Collection (North) Department
 The Kolkata Municipal Corporation

Copy forwarded to: S.P.I.O., Water Supply, regarding Query No.(3) of RTI application dt.19/02/2021 along with the copy of RTI application.

Assessor-Collector (North) & S.P.I.O.
 Assessment-Collection (North) Department





THE KOLKATA MUNICIPAL CORPORATION
MUNICIPAL ASSESSMENT BOOK (Portal Copy)
LANDS AND BUILDINGS
ASSESSMENT DEPARTMENT

Block No.	Ward No.	Street No.	Premises No.	Street Name	Heritage	Fund	Assesse No.	Natta No.
3	631	19	220	MATIL BASAK LANE	NO	NO	110910004/52	0000

No. of stories	Nature of Use	Floors (in Sq.Ft.)	Covered (in Sq.Mt.)	Floors (in Sq.Mt.)	Land Area	Arche	Season	%	Residential	Non Res.	Classified Ownership	Operative GR Quarter	Operative GR Quarter	Operative GR Quarter
	CCR SHED	1786			Bigha 1, Cottah 4, Chatak 13.5qFt 21							3/2015		

Name and address of owner and/or person liable to pay consolidated rate (1)	Initial and date of the H.A./Asst. making correction (2)
Owner: VIJAY PATEL, SMT.SAVITABEN PATEL, MANIBEN PATEL,SHARDHBER PATEL, SRIDHANJI MUJI PATEL, DEEPAK PATEL,PURUSHOTAM MUJI PATEL, SRLNANU MUJI PATEL..... Address: 30/1,C.I.T. ROAD,SECH NO-11 M,KOLKATA,....	

Annual Valuation (3)	Assmt. rate (4)	% of Consolidated Rate (5)	Date of Alteration of Annual Valuation Column 3(6)	Date of Effect of Alteration (7)	Quarterly payable Consolidated Rate (8)	Amount of Rebate if any us 17(9) @25% of Consolidated Rate(9)	Amount After Allowing Rebate (Col. 8 minus Col. 9)(10)
10800		25	05/04/1997	1992-10-01 00:00:00.0	756	0	756
12060		31.6	11/02/2000	1996-10-01 00:00:00.0	1023.84	0	1023.84
15550		35.9	28/08/2017	2004-10-01 00:00:00.0	1395.61	0	1395.61
18680		40	28/08/2017	2010-10-01 00:00:00.0	1868	0	1868
22490		40	28/08/2017	2016-10-01 00:00:00.0	2249	0	2249

Quarterly Howrah Bridge Tax at leviable on the AV (11)	Proportional AV where applicable (12)	Proportional Quarterly Rate (13)	% of Surcharge(14)	Amount of Surcharge(15)	Gross Amount Payable per Quarter Columns 8 or 10,11 and 15, if any(rounded off to the nearest rupee) (16)	Amount of General Rebate @5% us 215(2)(17)	Net Amount Payable per Quarter (rounded off to the nearest rupee) (18)	Initial of Assessment Clerk/Head Assistant(19)	Initial of Authorizing Officer us 19(4) (20)	Order of issuing of Fresh or Supplementary Bills as per Alterations(21)	Remarks (22)
13.5			50	189	859	47.95	911				ARV
15.2			50	511.92	1552	77.6	1474				ARV
19.44			50	697.81	2113	105.65	2007				ARV
23.33			50	933	2822	141.1	2681				ARV
28			50	1120	3368	168.4	3219				ARV

Annual Valuation and Tax Capping in Unit Area Assessment System are subject to Verification and final determination by KMC, as applicable.



No. /KMDA/PR-416/E/2006(1R-10557)

Date: _____ 2021

From: The Public Information Officer,
KMDA.To: The Joint Secretary
Estate (L.A) Unit, KMDA
Uttamyan BhavanTitle: Application dated 19/2/21 received on 24/02/21
from Mounmita Kundu under section 6 of RTI Act, 2005.

Ref: Section 5(1)(b) (5) of the RTI Act, 2005.

So/Madan,

Kindly find enclosed copy of the application which will speak for itself. If the desired information is available with the Section/Inspector he is requested to provide information as sought for to the applicant through the P.I.O, KMDA within the stipulated time as per provision of the Right to Information Act, 2005.

2. If the desired information is not available or unduly available under section 8 of the said Act, please inform the undersigned as per provision of RTI Act 2005.

3. Kindly treat this extremely urgent in view of the obligation of the Public Authority to maintain time stipulations in furnishing information in terms of the provision of the Act.

4. Kindly acknowledge the receipt.

Yours faithfully


Public Information Officer,
KMDA.

Dated 09.03 2021

Encl. As stated.

RTI Case No: 17764
400/1 /KMDA/PR-416/E/2006(1R-10557)

Copy forwarded for information to:

Mounmita Kundu
3A/1, 3rd floor
7C, Kisan Shankar Roy Rd.
Kolkata - 700001


Public Information Officer,
KMDA.




Kolkata Metropolitan Development Authority

No. /KMDA/PR-416/1/2006(IR-10587

Dated 2021

From: The Public Information Officer, KMDA.

To: The Joint Secretary Estate (L.A) Unit, KMDA, Unnayan Bhavan

Sub: Application dated 06/03 received on 04/03 from Moumita Kundu under section 6 of RTI Act, 2005. Ref: Section 5 (4) & (5) of the RTI Act, 2005.

Sir/Madam

Kindly find enclosed copy of the application which will speak for itself. If the desired information is available with his Section/Unit/office he is requested to provide information as sought for to the applicant through the P.I.O, KMDA within the stipulated time as per provision of the Right to Information Act, 2005.

- 2. If the desired information is not available or undeliverable under section 8 of the said Act, please inform the on-forgoing as per provision of RTI Act 2005.
3. Kindly treat this extremely urgent in view of the obligation of the Public Authority to maintain time stipulation in furnishing information in terms of the provision of the Act.
4. Kindly acknowledge the receipt.

Encl. As stated.

RTI Case No: 17794 577/KMDA/PR-416/1/2006(IR-10587)

Yours faithfully,

[Signature] Public Information Officer, KMDA.

Dated 25.03.2021

Copy forwarded for information to:

Moumita Kundu, 3A/1, 3rd floor Hastings Chambers 7C, Kirari Shankar Roy Road, Kolkata - 700001

[Signature] Public Information Officer, KMDA.





Moumita Kundu
Advocate

3A/1, 3rd Floor
Hastings Chambers
7C, Kiran Shankar Roy Road
Kolkata - 700 001
Tel: 9242-6439/40/41
Email: moumita.kundu@saharaj.com

Speed Post with Acknowledgement Due

19th February, 2021

State Public Information Officer
Chief Surveyor and Valuer Department
The Kolkata Municipal Corporation
Central Municipal Office Building
5, S. N. Banerjee Road
Kolkata-700013

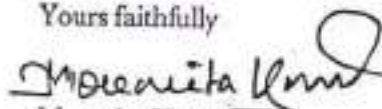
Sir,

Information Regarding Municipal Premises No. 22D, Matilal Basak Lane (formerly known as 22 Matilal Basak Lane), Kolkata-700054, Ward No. 31, Police Station Phoolbagan, Sub Registration Office Sealdah, District South 24 Parganas (Said Premises)

Assessee No. 110310900692

1. I write to you in exercise of my statutory right under The Right To Information Act, 2005 and the Rules framed thereunder.
2. Please let me know if the Said Premises or any part or portion thereof is affected by any scheme of road widening, acquisition, requisition, road alignment, betterment or improvement either approved or to be approved, notified or to be notified, sanctioned or to be sanctioned, proposed or to be proposed and prescribed or to be prescribed, by KMC.
3. Please provide me the abovementioned information within the statutory period.
4. I have paid the charges for this application by affixing court fee stamp of Rs.10/- (Rupees ten). I am ready to pay all other statutory charges for the information sought by me.

Yours faithfully


Moumita Kundu

EM001153261N IVR1098703111537
SP KOLKATA (PO) (700001)
Counter No:15, 19/02/2021, 17:50
To: STATE P I OFFICER, KOL
PIN: 700013, Div: Matilal SO
From: M KUNDU, KOL
Wt: 15gm
Amt: 29.50 (Cash) Tax: 4.50
(Track on www.indiapost.gov.in)
Qia: 1900266688D (Near Masjid, Star Safa)

