

66697 2-6884/15



Am 1604/0

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

1604/0

B 831881

Am 1604/0 6089/15



Certified that the document is admitted to registration, the signature sheets and the endorsement sheets attached with this document are part of this document.

District Sub-Registrar-14
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 P.
16 SEP 2015

DEED OF CONVEYANCE

1. Date: 14th August 2015
2. Place: Sonarpur, South 24, Parganas
3. Parties:

15587

Debashish Basak

Advocate
High court calcutta



NAME.....
ADD.....
Rs. 500/-
22 APR 2015
S. CHATTERJEE
Licensed Stamp Vendor
C. C. Court
2 & 3, K. S. Roy Road, Kol-1

22 APR 2015

[Handwritten signature]

188128-9
22 APR 2015



Bandana Baidya

V.C.T 3

3123



Bandana Baidya

[Signature]
 District Sub-Registrar
 Registrar U/S 7, 4
 Registration Act 1906
 Alipore, South 24 Pargana
 4 AUG 2015

Identified by me -
 Debashish Basak
 Advocate

At: - Late Dayal ch. Basak
 Vill: - Nasaratpur (Dakshinpara)
 P.O - Nasaratpur
 PS - Nadahlat (previously purbatthali)
 Dist - Burdwan
 pin - 713519

- 3.1 **MRS. BANDANA BAIDYA**, (PAN NO. AXNFB5093Q) wife of Late Chitta Ranjan Baidya, by faith Hindu, by nationality Indian, by occupation House wife, residing at Natunpalli, Post office and Police Station Sonarpur, Post office Sonarpur, District South 24, Parganas, Kolkata 700150 (Vendor, which term or expression shall unless excluded by or repugnant to or contrary to the subject or context mean and include and deemed to mean and included her successors in interest and/or assigns)

AND

- 3.2 **MRS. SANGHAMITRA ROY CHOWDHURY** wife of Mani Sankar Roychowdhury, by faith Hindu, by Nationality Indian, by Occupation Private Tutor/Teacher, residing at 12/1, Karunamayee Ghat Road, Police Station Haridevpur, Post Office Paschim Putiary, Kolkata -700082, having Pan No. ASIPR8439E
- 3.3 **MANI SANKAR ROY CHOWDHURY**, son of Brishabhanu Roychowdhury by faith Hindu, by Nationality Indian, by Occupation Advocate, residing at 12/1, Karunamayee Ghat Road, Police Station Haridevpur, Post Office Paschim Putiary, Kolkata -700082, having Pan No. AGGPR2531M

(Collectively Purchasers, which term or expression shall unless excluded by or repugnant or contrary to the subject or context mean and include and deemed to mean and included their successors in interest)

Vendor and Purchasers, collectively Parties.

NOW THIS CONVEYANCE WITNESSES:

4. **Subject Matter of Conveyance**
- 4.1 **Said Property** : Sali Land measuring 4 (four) Cottahs, more or less, out of 1.87 decimal, comprised in R. S. Dag No.1772, appertaining to Sabek Khatian No. 491, R.S./L.R. Khatian No. 501, in Mouza Sonarpur, J.L. No. 39, R.S No. 13, 109/3/4, Touzi No. 109, Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Rajpur Sonarpur Municipality, being Ward No. 12, District 24 Parganas (South) West Bengal, together with the easement right of the 12' (twelve feet) Common Passage [Said Property] described in the Schedule below and delineated in the Plan annexed and



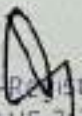
District Sub-Registrar -
Registration Office (2) of
Registration Act 1908
Alipore, South 24 Parganas

4 AUG 2019

bordered in colour Red thereon Together with easement rights and all other rights, appurtenances and inheritances for access and user of the Said Property.

5. **Representations, Warranties and Covenants of the Vendor:**
- 5.1 **Representations, Warranties and Covenants on Chain of Title:**
- 5.1.1 **Ownership of Parimal Kanti Guha son of Late Basanta Kumar Guha** Parimal Kanti Guha was the absolute owner of Sali Land measuring 4(four) Cottahs, equivalent to 6.6 decimal, more or less, out of 1.87decimal, comprised in R.S. Dag No.1772, appertaining to Sabek Khatian No. 491, R.S Khatian No. 501, in Mouza Sonarpur, J.L. No. 39, R.S No. 13, 109/3/4, Touzi No. 109, Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Sonarpur Municipality, being Ward No. 12, District 24 Parganas (South) West Bengal, together with the easement right of the 12'(twelve feet) Common Passage by virtue of purchase from Amitava Bhattacharya, by a Deed of Purchase dated 05.09.1979, registered in the office of the Sub Registrar, Sonarpur, recorded in Book No. I, Volume No. 52, Pages from 49 to 53, Being No. 3270 for the year 1979 and was seized and possessed of the same.
- 5.1.2 **Sale to Mrs. Bandana Baidya, wife of Late Chitta Ranjan Baidya:** By a Deed of Sale dated 24th June, 1999 registered in the office of the Additional District Sub Registrar, Sonarpur, recorded in Book No. I, Volume No. 24, Pages from 294 to 299, Being No. 1361 for the year 1999, Parimal Kant Guha sold, conveyed, transferred and assigned the Sali Land measuring 4 (four) Cottahs, equivalent to 6.6 decimal more or less, comprised in R. S. Dag No.1772, appertaining to Sabek Khatian No. 491,R.S Khatian No. 501, in Mouza Sonarpur, J.L. No. 39, R.S No. 13, 109/3/4, Touzi No.109,Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Rajpur Sonarpur Municipality, being Ward No. 12, District 24 Parganas (South) West Bengal, together with the easement right of the 12' (twelve feet) Common Passage to Mrs. Bandana Baidya, wife of Late Chitta Ranjan Baidya who became the absolute owner of the same and she got her name mutated in the record of B.L. and L.R. O. Office at Sonarpur as per the Mutation Certificate issued by B.L. and L.R.O. Office at Sonarpur vide Memo No. MU/ 452/BL-SNP /15 dated 20.02.2015.




District Sub-Registrar-14
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

4 AUG 2015

- 5.1.3 Ownership of Mrs. Bandana Baidya, wife of Late Chitta Ranjan Baidya [Vendor No. 3.1 herein]:** In the aforesaid circumstances, Mrs. Bandana Baidya, wife of Late Chitta Ranjan Baidya agreed to sale Sali Land measuring 4 (four) Cottahs, more or less, comprised in R. S. Dag No.1772, appertaining to Sabek Khatian No. 491, R.S./L.R. Khatian No. 501, in Mouza Sonarpur, J.L. No. 39, R.S. No. 13, 109/3/4, Touzi No. 109, Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Rajpur Sonarpur Municipality, being Ward No. 12, District 24 parganas (South) West Bengal, together with the easement right of the 12'(twelve feet) Common Passage [Said Property] described in the Schedule below Together With all easement rights of adjoining public road and all other rights, appurtenances and inheritances for access and user of the Said Property, Together With all appurtenances including all customary and other rights of easements, liberties, privileges, advantages and appendages for beneficial use of the Said Property in favour of the Purchasers herein.
- 5.1.4 Absolute Owner:** In the manner stated above, the Vendor has become the sole and absolute owner of the Said Property and is in khas, vacant and peaceful possession of the Said Property.
- 5.1.5 True and Correct Representations:** The Vendor is the sole and absolute owner of the Said Property, such ownership having been acquired in the manner stated in Clauses 5.1.1 to 5.1.4 above, the contents of which are all true and correct.
- 5.2 Representations, Warranties and Covenants by the Vendor: the Vendor represent, warrant and covenant as follows:**
- 5.2.1 No Acquisition/Requisition:** The Vendor has not received any notice from any authority for acquisition or requisition of the Said Property and declares that the Said Property is not affected by any scheme of Gram Panchayat/ Municipal Authority or Government or any Statutory Body.
- 5.2.2 No Excess Land:** The Vendor does not hold any excess vacant land under the Urban land [Ceiling and Regulation] Act 1976 or any excess Land under the West Bengal land Reforms Act 1955 or the West Bengal Estate Acquisition Act 1953.



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	16040000607683/2015	Query Date	13/08/2015
Office where deed will be registered	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas		
Applicant Name	Debashish Basak		
Address	4,K.S. Roy Road, Kolkata-700001,Thana : Hare Street, District : Kolkata, WEST BENGAL		
Applicant Status	Advocate		
Other Details	Mobile No. : 9831249042		
Transaction	[0101] Sale, Sale Document		
Additional Transaction Details	[4308] Agreement [No of Agreement : 2]		
Set Forth value		Total Market Value:	
Stampduty Payable	Rs. 20/-	Stampduty Article:-	23
Registration Fee Payable	Rs. 46/-	Registration Fee Article:-	A(1), E, M(b), H
Expected date of the Presentation of Deed			
Amount of Stamp Duty to be Paid by Non Judicial Stamp			Rs. 5,000/-
Mutation Fee Payable	DLRS server does not return any information		
Remarks			

20150000 735717/15
~~20150000 608742/15~~

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Sonarpur	RS Plot No:- 1772, RS Khatian No:- 501	4 Katha	25,00,000/-		Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 12 Ft.,
Seller Details						
Name & Address		Status	Execution And Admission Details		Other Details	
Mrs Bandana Baidya Wife of Late Chitta Ranjan Baidya Natanpalli, Sonarpur, South 24, Parganas, Post Office: Sonarpur, Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700150		Individual	Executed by: Self, To be Admitted by: Self,		Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AXNPB5093Q,	
Buyer Details						
Name & Address		Status	Execution And Admission Details		Other Details	
Mrs Sanghamitra Roychowdhury Wife of Mr Mani Sankar Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, Post Office: Paschimputiary, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700082		Individual	Not Executed		Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No. ASIPR8439E,	
Mr Mani Sankar Roychowdhury Son of Mr Brishabhanu Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, Post Office: Paschimputiary, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700082		Individual	Not Executed		Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, PAN No. AGGPR2531M,	

Identifier Details

Identifier Name & Address	Other Details	Identifier of
Mr Debashish Basak Son of Late Dayal Chandra Basak Nasaratpur (Dakshinpara), Burdwan, Post Office: Nasratpur, Purbasthali, District:- Burdwan, West Bengal, India, PIN - 713519	Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India,	Mrs Bandana Baidya

Transfer of Property from Seller To Buyer

Sch No.	Seller Name	Buyer Name	Transferred Area	Transferred Area in(%)
L1	Mrs Bandana Baidya	Mrs Sanghamitra Roychowdhury	3.3 Dec	50
L1	Mrs Bandana Baidya	Mr Mani Sankar Roychowdhury	3.3 Dec	50

Bank Details

Bank details have not been supplied

For Information only

Note:

1. If the given informations are found to be given incorrect, then the assessment made stands invalid.
2. e-Assessment report is valid for one month only.
3. Standard User charge of Rs. 175/- (Rupees one hundred seventy five) only includes all taxes per transaction upto 15 (fifteen) pages and Rs 6/- (Rupees six) only for each additional page will be applicable.
4. Online Payment of Stamp Duty and Registration Fees can be made if Stamp Duty Payable is more than Rs. 5000/-.
5. This e-Assessment report is to be signed by all Sellers and Buyers.
6. Web-based e-Assessment report will be provisional one and subject to final verification by Registering Officer.
7. Quoting of PAN no. of Seller and Buyer of a property is a must where the transaction involves a property valued at Rs. 5 lac or more (IT Rules).

If the party concerned do not have a PAN number, he/she will make a declaration in form no. 60 giving therein the particulars of such transaction.

8. Rs 50/- (Rupees fifty only) will be charged from the Applicant for issuing of this e-Assessment Slip (Urban Area).



Government of West Bengal

Office of the D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas

W.B. FORM NO. 1504

Query No / Year	1604000608942/2015	Serial No/Year	1604006647/2015
Transaction Id	0000879731	Date of Receipt	16/09/2015 1:23PM
Deed No / Year	1 - 160406864 / 2015		
Presentant Name	Mrs Bandana Baidya		
Seller	Mrs Bandana Baidya		
Buyer	Mrs Sanghamitra Roychowdhury, Mr Mani Sankar Roychowdhury		
Transaction	[0101] Sale, Sale Document		
Additional Transaction	[4308] Agreement [No of Agreement : 2]		
Total Setforth Value	Rs. 25,00,000/-	Market Value	Rs. 25,19,999/-
Stamp Duty Paid	Rs. 1,51,250/-	Stamp Duty Articles	23
Registration Fees Paid	Rs. 27,755/-	Fees Articles	A(1), E, H, M(b)
Standard User Charge	205/-	Requisition Form Fee	50/-
Remarks			

Stamp Duty Paid (Break up as below)

By Stamp					
Stamp Type	Treasury or Vendor	Treasury or Vendor Name	Stamp Serial No	Purchase Date	Amount in Rs.
Impressed	Vendor	S Chatterjee	15587	22/04/2015	5,000/-

By Draft					
Draft Type	Bank Name	Branch Name	Draft Number	Draft Date	Amount in Rs.
Draft(other)	STATE BANK OF INDIA (SBI)	high court kolkata	3707030004 27	22/08/2015	1,46,200/-
Draft(other)	STATE BANK OF INDIA (SBI)	high court kolkata	3710310004 27	16/09/2015	50/-

Registration Fees Paid (Break up as below)

By Cash	Amount in Rs.
Amount Paid	27,755/-
Other Fees Paid (Break up as below)	
By Cash	Amount in Rs.
Standard User Charge	205/-

***Total Amount Received by Cash Rs. 27,960/-**

 (Tridip Misra)
 DISTRICT SUB-
 REGISTRAR
 OFFICE OF THE D.S.R. -
 IV SOUTH 24-PARGANAS
 South 24-Parganas, West
 Bengal



Manel

Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	16040000608942/2015	Query Date	13/08/2015
Office where deed will be registered	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas		
Applicant Name	Debashish Basak		
Address	4, K.S. Roy Road, Kolkata 700001, Thana : Hare Street, District : Kolkata, WEST BENGAL		
Applicant Status	Advocate		
Other Details	Mobile No. : 9831249042		
Transaction	[0101] Sale, Sale Document		
Additional Transaction Details	[4308] Agreement [No of Agreement : 2]		
Set Forth value	Rs. 25,00,000/-	Total Market Value:	Rs. 25,19,999/-
Stampduty Payable	Rs. 1,51,220/-	Stampduty Article:-	23
Registration Fee Payable	Rs. 27,755/-	Registration Fee Article:-	A(1), E, M(b), H
Expected date of the Presentation of Deed			
Amount of Stamp Duty to be Paid by Non Judicial Stamp	Rs. 5,000/-		
Mutation Fee Payable	DLRS server does not return any Information		
Remarks			

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Sonarpur	RS Plot No:- 1772, RS Khatian No:- 501	4 Katha	25,00,000/-	25,19,999/-	Proposed Use: Bastu, ROR: Shall, Width of Approach Road: 12 Ft.
Seller Details						
Name & Address		Status	Execution And Admission Details		Other Details	
Mrs Bandana Baidya Wife of Late Chitta Ranjan Baidya Natunpalli, Sonarpur, South 24, Parganas, Post Office: Sonarpur, Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700150		Individual	Executed by: Self, To be Admitted by: Self.		Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AXNPB5093Q,	
Buyer Details						
Name & Address		Status	Execution And Admission Details		Other Details	
Mrs Sanghamitra Roychowdhury Wife of Mr Mani Sankar Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, Post Office: Paschimputiary, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700082		Individual	Not Executed		Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No. AGGPR2531M,	
Mr Mani Sankar Roychowdhury Son of Mr Brishabhenu Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, Post Office: Paschimputiary, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700082		Individual	Not Executed		Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, PAN No. AGGPR2531M,	

Identifier Details				
Identifier Name & Address		Other Details		Identifier of
Mr Debashish Basak Son of Late Dayal Chandra Nasaratpur(Dakshinpara), Burdwan, Post Office: Nasaratpur, Purbasthali, District:- Burdwan, West Bengal, India, PIN - 713519		Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India,		Mrs Bandana Baidya
Transfer of Property from Seller To Buyer				
Sch No.	Seller Name	Buyer Name	Transferred Area	Transferred Area In(%)
L1	Mrs Bandana Baidya	Mrs Sanghamitra Roychowdhury	3.3 Dec	50
L1	Mrs Bandana Baidya	Mr Mani Sankar Roychowdhury	3.3 Dec	50
Bank Details				
Bank details have not been supplied				

For Information only

Note:

1. If the given informations are found to be given incorrect, then the assessment made stands invalid.
2. e-Assessment report is valid for one month only.
3. Standard User charge of Rs. 175/- (Rupees one hundred seventy five) only includes all taxes per transaction upto 15 (fifteen) pages and Rs 6/- (Rupees six) only for each additional page will be applicable.
4. Online Payment of Stamp Duty and Registration Fees can be made if Stamp Duty Payable is more than Rs. 5000/-.
5. This e-Assessment report is to be signed by all Sellers and Buyers.
6. Web-based e-Assessment report will be provisional one and subject to final verification by Registering Officer.
7. Quoting of PAN no. of Seller and Buyer of a property is a must where the transaction involves a property valued at Rs. 5 lac or more (IT Rules).
If the party concerned do not have a PAN number, ha/she will make a declaration in form no. 60 giving therein the particulars of such transaction.
8. Rs 50/- (Rupees fifty only) will be charged from the Applicant for issuing of this e-Assessment Slip (Urban Area).

- 5.2.3 **No Encumbrance by Act of the Vendor:** The Vendor has not at any time done or executed or knowingly suffered or been party or privy to any act, deed, matter or thing whereby the Said Property or any part thereof can or may be impeached, encumbered or affected in title.
- 5.2.4 **No Dues:** No Tax in respect of the Said Property is due to the local Authority and/or any other authority or authorities and no certificate Case is pending for realization of any dues from the Vendor.
- 5.2.5 **No Mortgage:** No mortgage or charge has been created by the Vendor by depositing the Title Deeds or otherwise over and in respect of the Said Property or any part thereof.
- 5.2.6 **Right, Power and Authority to Sell:** The Vendor has good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure the Said Property to the Purchasers.
- 5.2.7 **Free from all Encumbrances:** The Said Property is now free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, lis pendens, uses, debutters, trusts, prohibitions, Will, Bargadars, Income Tax Attachment, Financial Institution charges, vesting, and liabilities whatsoever or howsoever made or suffered by the Vendor or any person or persons having or lawfully, rightfully or equitably claiming any estate or interest therein through, under or in trust for the Vendor or the Vendors' predecessors-in-title and the title of the Vendor to the Said Property is free, clear and marketable. And that the Said Property or any part thereof is not affected by or subject to any charge lien lispendens or annuity, any right of residence or maintenance under any testamentary disposition settlement or other documents or under any law, any trust resulting or constructive arising under any benami transaction or otherwise, any wakf or devseva, any attachment including attachment before judgement of any Court or authority, any right of way water light support



Registrar-IV
Registrar (2) of
Registration Act 1908
Alipore, South 24 Parganas

14 AUG 2015

drainage or any other easement with any person or property, any right of any person under any agreement, power of attorney either registered or otherwise, any burden or obligation other than payment of Khajana / Revenue or Govt. Body, any other encumbrance or any kind whatsoever or any decree or order including any injunction or prohibitory order.

- 5.2.8 **No Personal Guarantee:** The Said Property is not affected by or subject to any personal guarantee for securing any financial accommodation.
- 5.2.9 **No Bar by Court Order or Statutory Authority:** There is no order of Court or any other statutory authority prohibiting the Vendor from selling, transferring and/or alienating the Said Property or any part thereof.
- 5.2.10 **Release of the Further Claims :** By executing this Deed of Conveyance in favour of the Purchasers, the Vendor has released and relinquished all their right, title and interest over the Said Property and the Vendor has got no further right title and/or interest in respect of the Said Property. The Vendor shall not make any further claims and /or demands to the Purchasers in respect of the Said Property.

6. Background:

- 6.1 **Agreement to Sell and Purchase:** The basic understanding between the parties is that the Vendor will sell the Said Property to the Purchasers free from all encumbrances of any /every nature whatsoever and with good, bankable and marketable title and together with khas, vacant, peaceful and physical possession and the Purchasers will purchase the same on the representation , warranties and covenants mentioned in Clause 5.1 and 5.2 and its sub-clauses above (collectively Representations) and relying on the aforesaid representations assurances declarations made and/or given by the vendor and believing the same to be true and acting on faith thereof, the purchasers agreed to purchase and acquire the Said Property from the Vendor absolutely and forever free from all encumbrances, mortgages, charges, liens, lispendens,



District Sub-Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908
Allipore, South 24 Pargana.

4 AUG 2015

attachments, trusts, uses, tenancies, leases, occupancy, rights, restrictions, restrictive, covenants, bargadars, bhagchasis, acquisitions, requisitions, alignments, claims, demands, and liabilities whatsoever or howsoever and with "khas" peaceful vacant possession of the Said Property at or for a mutually agreed and settled consideration of Rs. 25,00,000/- (Indian Rupees Twenty Five Lacs) only on the terms conditions and covenants contained herein.

7. Transfer:

7.1 **Conveyance:** The Vendor hereby sells, conveys and transfers to the Purchasers, free from all encumbrances, the entirety of the Vendor's ownership right, title and interest of whatsoever or howsoever nature in the Said Property, being Sali Land measuring 4 (four) Cottahs, more or less, out of 1.87 decimal, comprised in R. S. Dag No.1772, appertaining to Sabek Khatian No. 491, R.S./L.R. Khatian No. 501, in Mouza Sonarpur, J.L No. 39, R.S No. 13, 109/3/4, Touzi No. 109, Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Rajpur Sonarpur Municipality, being Ward No. 12, District 24 Parganas (South), West Bengal, together with the easement right of the 12' (twelve feet) Common Passage [Said Property] described in the Schedule below Together With all appurtenances including all customary and other rights of easements, liberties, privileges, advantages and appendages for beneficial use of the Said Property Together with all easement rights and all other rights, appurtenances and inheritances for access and user of the Said Property Together With all appurtenances including all customary and other rights of easements, liberties, privileges, advantages and appendages for beneficial use of the Said Property.

7.2 **Consideration and transfer:** While the conveyance and transfer of the Said Property is being made at or for a consideration of Rs. 25,00,000/- (Indian Rupees Twenty Five Lacs) only paid by the purchasers to the Vendor, receipt whereof the vendor doth hereby as also by the Memo hereunder written admits and acknowledges and of and from the payment of the same and every part thereof



Registration Act 1908
Allpore, South 24 Pargana
4 AUG 2015

forever release discharge and acquit the Purchasers and the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be) the Vendor do hereby grant sell convey transfer assign and assure unto and to the Purchasers herein All that piece and parcel of Sali Land measuring 4 (four) Cottahs, more or less, out of 1.87 decimal, comprised in R. S. Dag No.1772, appertaining to Sabek Khatian No. 491, R.S./L.R. Khatian No. 501, in Mouza Sonarpur, J.L. No. 39, R.S No. 13, 109/3/4, Touzi No. 109, Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Rajpur Sonarpur Municipality, being Ward No. 12, District 24 Parganas (South) West Bengal, together with the easement right of the 12'(twelve feet) Common Passage [Said Property] described in the Schedule below Together With all appurtenances including all customary and other rights of easements, liberties, privileges, advantages and appendages for beneficial use of the Said Property hereunder written and hereinafter referred to as the "Said Property" Together With all and singular the tangible and intangible assets edifices fixtures gates courts courtyards compound boundaries, areas sewers drains ways paths passages fences hedges ditches trees water courses lights and all manner of former and other rights liberties benefits privileges easements appendages and appurtenances whatsoever belonging or in any way appertaining thereto or reputed or known to be part or parcel or member thereof which now is or are or heretofore were or was held used occupied or enjoyed therewith AND reversion or reversions remainder or remainders and rents issues and profits thereof and all and every part thereof AND all the Raiyati and entire share estate right title interest inheritance use trust possession property claim easements quasi easements privileges claims and demand whatsoever of the Vendor out of or upon the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be Together With all deeds pattahs, muniments, writings and evidences of title in any away relating to or connected with the said Property or any part thereof which now are or is or hereafter may be in possession power custody or control of the Vendor or any person or persons from whom the Vendor or any of them may procure the same without any action



District Sub Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Pargana

4 4 AUG 2015

or suit at law or in equity and Together With all easements and share, right, title and interest of the Vendor of and in any passages/roadways abutting the said Property and leading to public road and/or meant for beneficial use and enjoyment of the said Property Together With all legal incidence thereof TO HAVE AND TO HOLD all the properties 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 forever for a perfect and indefeasible estate of inheritance in fee simple in possession without any manner of condition use trust or other thing whatsoever to alter defeat encumber or make void the same and free from all encumbrances, mortgages, charges, liens, lis pendens, leases, tenancies, occupancy rights, uses, bargadar, vesting, debutters, trusts, attachments, acquisition, requisition, claims, demands and liabilities whatsoever or howsoever. .

8. Terms of Transfer:

8.1 **Salient Terms:** The transfer being affected by this Conveyance is:

8.1.1 **Sale:** A sale within the meaning of the Transfer of Property Act, 1882.

8.1.2 **Absolute:** Absolute, irreversible and perpetual.

8.1.3 **Free from all Encumbrances:** The Said Property is now free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, lis pendens, uses, debutters, trusts, prohibitions, Will, bargadars Income Tax Attachment, Financial Institution charges, vesting, and liabilities whatsoever or howsoever made or suffered by the Vendor or any person or persons having or lawfully, rightfully or equitably claiming any estate or interest therein through, under or in trust for the Vendor or the Vendors' predecessors-in-title and the title.

8.2 **Together With:** The transfer being affected by this Conveyance is together with all other rights the Vendor has in the Said Property and all other appurtenances thereto including but not limited to



District Sub-Registrar
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Pargana
4 AUG 2015

customary and other rights of easements for beneficial use of the Said Property.

8.3 **Subject To:** The transfer being affected by this Conveyance is subject to:

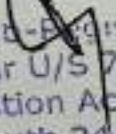
8.3.1 **Indemnification:** Indemnification by the Vendor about the correctness of the Vendors' title and authority to sell and this Conveyance is being accepted by the Purchasers on express indemnification by the Vendor about the correctness of the Vendors' title, the Representations and authority to sell, which if found defective or untrue at any time, the Vendor shall, at the Vendor's own costs, expenses, risk and responsibility, forthwith take all necessary steps to remove and/or rectify.

8.3.2 **Transfer of Property Act:** All obligations and duties of the Vendor and Vendee as provided in the Transfer of Property Act, 1882, save as contracted to the contrary hereunder.

8.4 **Possession and Delivery of Possession:** That the Vendors are in uninterrupted and exclusive "Khas" peaceful vacant possession of the Said Property and all and every part thereof without any disturbance obstruction claim or objection whatsoever from any person or persons and that the Vendor have been using the same for the Vendors' personal use and cultivation Khas, vacant and peaceful possession of the Said Property has been handed over by the Vendor to the Purchasers, which the Purchasers admit, acknowledge and accept.

8.5 **Outgoings:** All statutory taxes, surcharge, outgoings and levies of or on the Said Property, relating to the period till the date of this Conveyance, whether as yet demanded or not, shall be borne, paid and discharged by the Vendor, with regard to which the Vendors hereby indemnify and agree to keep the Purchasers fully and comprehensively saved, harmless and indemnified. The Vendor has confirmed to have duly made payment of the khajna in respect of the Said Property upto date, in the event it is found



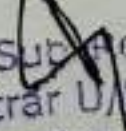

District Sub-Registrar
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Pargana

4 AUG 2015

that any arrears exist, the same shall be made good by the Vendor on demand.

- 8.6 **Holding Possession:** The Vendor hereby covenants that the Purchasers shall and may, from time to time and at all times hereafter, peacefully and quietly enter into, hold, possess, use and enjoy the Said Property and every part thereof and receive rents, issues and profits thereof and all other benefits, rights and properties hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the Purchasers, without any lawful eviction, hindrance, interruption, disturbance, claim or demand whatsoever from or by the Vendors or any persons lawfully or equitably claiming any right or estate therein from under or in trust for the Vendor.
- 8.7 **Indemnity:** The Vendor hereby covenants that the Vendor or any person claiming under the Vendors' in law, trust and equity shall, at all times hereafter, indemnify and keep indemnified the Purchasers and/or its successors-in-interest, of, from and against any loss, damage, costs, charges and expenses which may be suffered by the Purchasers and/or its successors-in-interest by reason of any defect in title of the Vendor or any of the Representations being found to be untrue. The Vendors further agree that in case of any dispute about the title of the Vendors representations and/or possession of the Purchasers, the Vendors shall be liable to compensate the Purchasers by refunding the entire amount of consideration together with other expenses incurred by the Purchasers.
- 8.8 **No objection to Mutation:** The Vendor declares that the Purchasers shall be fully entitled to mutate the Purchaser's name in all public and statutory records and the Vendors hereby expressly consents to the same and appoints the purchasers as the Constituted Attorney of the Vendors and empower and authorize the Purchasers to sign all papers and documents and take all steps whatsoever or howsoever in this regard. Notwithstanding such grant of power and authority, the Vendor undertakes to cooperate with the Purchasers in all respect to cause mutation of the Said Property in the name of the Purchasers and in this regard




District Sub Registrar
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Pargan

4 AUG 2019

shall sign all documents and papers as required by the Purchasers.

- 8.8 **Further Acts:** The Vendor hereby covenants that the Vendor or any person claiming under the Vendor, shall and will from time to time and at all times hereafter, upon every request and cost of the Purchasers and/or its successors-in-interest, do and execute or cause to be done and executed all such acts, deeds and things for further or more perfectly assuring the title of the Said Property.
- 8.9 **Photograph and fingerprints of the parties to this Deed of Conveyance is / are depicted in a separate sheet and annexed hereto and marked "A"**

Schedule
(Said Property)
[Subject Matter of Sale]

Sali Land measuring 4(four) Cottahs, more or less, comprised in R.S. Dag No.1772, appertaining to Sabek Khatian No. 491, R.S./L.R. Khatian No. 501, in Mouza Sonarpur, J.L. No. 39, R.S No. 13, 109/3/4, Touzi No. 109, Pargana Medanmalla, Police Station Sonarpur, Additional District Sub Registry Office, Sonarpur, District Registry office at Alipore, under the Rajpur Sonarpur Municipality, being Ward No. 12, District 24 Parganas (South), West Bengal, together with the easement right of the 12'(twelve feet) Common Passage delineated in the Plan annexed and bordered in colour Red thereon Together with easement rights and all other rights, appurtenances and inheritances for access and user of the Said Property and butted and bounded by in the following manner :

On the North	:	Part of R.S. Dag No. 1772
On the South	:	Part of R.S. Dag No. 1772
On the East	:	Part of R.S. Dag No. 1772
On the West	:	12 ft wide Common Passage.

The annual Government rent of the Said Property is payable to the BL & LRO, Sonarpur on behalf of the collector South 24, Parganas.



District Sub-Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

14 AUG 2015

9. EXECUTION AND DELIVERY:

9.1 IN WITNESS WHEREOF the Vendor has executed and delivered this instrument of Conveyance on the day month and year given above.

SIGNED SEALED AND DELIVERED by
the within named VENDOR at Sonarpur in
the presence of:

Bandana Baidya.

1. *Debashish Basak*
Advocate
High Court Calcutta

2. *Sajid Barman;*
Keota Shantipurna Colony,
P.O: Sahaganj, Dist: Hooghly,
Pin - 712 104



District Sub-Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

4 AUG 2015

RECEIPT AND MEMO OF CONSIDERATION

RECEIVED by the Vendor of and from the within named Purchasers the within mentioned sum of Rs.25,00,000/- (Indian Rupees Twenty Five Lacs) only being the consideration receivable by the Vendor under these presents as per memo written herein below:

<u>Mode</u>	<u>Date</u>	<u>Bank</u>	<u>Amount</u>	<u>Favouring</u>
019062	14.08.2015	SBI	Rs.5,00,000/-	Mrs. Bandana Baidya
019063	14.08.2015	SBI	Rs.5,00,000/-	Mrs. Bandana Baidya
019064	14.08.2015	SBI	Rs.2,40,000/-	Mrs. Bandana Baidya
651813	14.08.2015	SBI	Rs.5,00,000/-	Mrs. Bandana Baidya
598114	14.08.2015	SBI	Rs.5,00,000/-	Mrs. Bandana Baidya
019065	14.08.2015	SBI	Rs.2,60,000/-	Mrs. Bandana Baidya
			Total Rs. 25,00,000/-	

(Indian Rupees Twenty Five Lacs) only

Bandana Baidya.

[Vendor]

Witnesses:

1. *Debashish Basak*
2. *Sajal Berman*

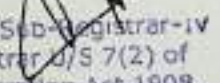
Drafted by: -

Debashish Basak
(Debashish Basak)
Advocate

High Court, Calcutta

F-472/462/2002




District Sub-Registrar-IV
Registrar O/S 7(2) of
Registration Act 1908
Allipore, South 24 Parganas

14 AUG 2015

SPECIMEN FORM FOR TEN FINGERPRINTS



Singhomitra Psychoudhury



Little



Ring



Middle



Fore



Thumb

(Left Hand)



Thumb



Fore



Middle



Ring



Little

(Right Hand)



Anil Kumar Ramesh



Little



Ring



Middle



Fore



Thumb

(Left Hand)



Thumb



Fore



Middle



Ring



Little

(Right Hand)



Bandana Baidya



Little



Ring



Middle



Fore



Thumb

(Left Hand)



Thumb



Fore



Middle



Ring



Little

(Right Hand)

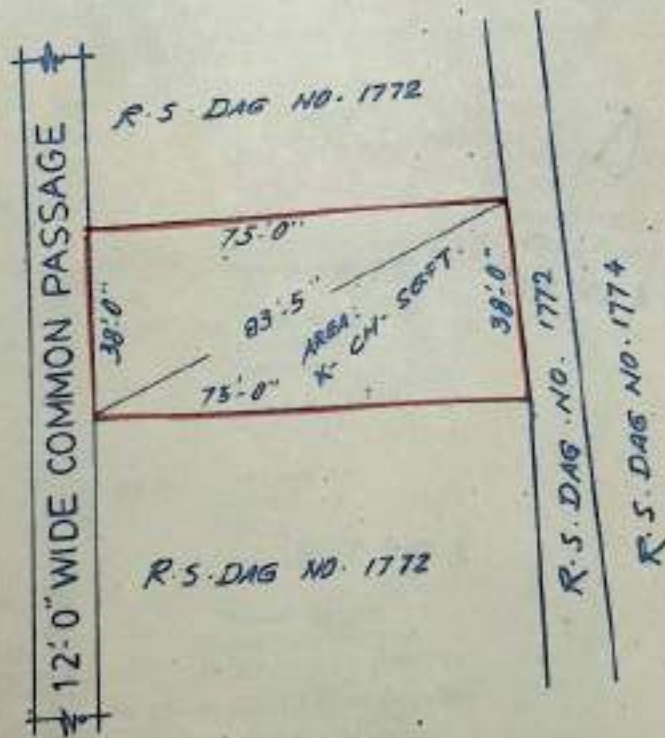


District Sub-Registrar-IV
Registrar U/S (2) of
Registration Act 1908
Alipore, South 24 Parganas
4 AUG 2015

SITE PLAN OF SALI LAND AT MOUZA SONARPUR, J. L. NO. 39, R.S. NO. 13, 109/3/4, TOUZI NO 109, PARGANA, MEDANMALLA, P.S. SONARPUR, UNDER RAJPUR SONARPUR MUNICIPALITY WARD NO DIST. 24 PARGANAS (SOUTH), R.S. DAG NO. 1772, SABEK KHATIAN NO 491, R.S./L.R. KHATIAN NO 501

SCALE: 1"=33'

AREA - 04 COTTAHSMORE OR LESS



Bandarai Baidya

Traced By
S. Mani
30. Mangal
Kat-1



District Sub-Registrar-IV
Registrar I/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

4 4 AUG 2015


ELECTION COMMISSION OF INDIA
 ভারতের নির্বাচন কমিশন

IDENTITY CARD **WB/40/277/339374**

পরিচয় পত্র




Elector's Name	: DEBASHISH BASAK
নির্বাচকের নাম	: দেবশীষ বসাক
Father/Mother/ Husband's Name	: DAYAL BASAK
পিতা/মাতা/স্বামীর নাম	: দয়াল বসাক
Sex	: M
সিঙ্গে	: পুরুষ
Age as on 1.1.1995	: 21
১.১.১৯৯৫-এ বয়স	: ২১

Debashish Basak

Address PACHIM NASARATPUR
 PURBASTHALI
 BURDWAN

ঠিকানা পশ্চিম নসরাতপুর
 পূর্ববাস্থালী
 বর্ধমান


 Facsimile Signature
 Electoral Registration Officer
 নির্বাচক-নিবন্ধন অফিসার
 For 277-NADANGHAT Assembly Constituency
 ২৭৭-নাদাংঘাট বিধানসভা নির্বাচনী এলাকা

Place	: KALNA
স্থান	: কালনা
Date	: 09/05/95
তারিখ	: ০৯/০৫/৯৫





Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No./Year 16040000608942/2015

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mrs Bandana Baidya Naturpalli, Sonarpur, South 24, Parganas, P.O:- Sonarpur, P.S:- Sonarpur, District-South 24-Parganas, West Bengal, India, PIN - 700150	Seller			<i>Bandana Baidya</i> 14/08/2015
Sl No.	Name and Address of Identifier	Identifier of			Signature with date
1	Mr Debashish Basak Son of Late Dayal Chandra Nasaratpur(Dakshinpara), Burdwan, P.O:- Nasaratpur, P.S- Purbasthali, District-Burdwan, West Bengal, India, PIN - 713519	Mrs Bandana Baidya			<i>Debashish Basak</i> 14/08/2015

14 AUG 2015

(Tripti Misra)

OFFICE OF THE D.S.R. -
IV SOUTH 24-PARGANAS
South 24-Parganas, West
Bengal



District Sub-Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

14 AUG 2015



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	16040000608942/2015	Query Date	13/08/2015
Office where deed will be registered	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas		
Applicant Name	Debashish Basak		
Address	4, K.S. Roy Road, Kolkata 700001, Thana : Hare Street, District : Kolkata, WEST BENGAL		
Applicant Status	Advocate		
Other Details	Mobile No. : 9831249042		
Transaction	[0101] Sale, Sale Document		
Additional Transaction Details	[4308] Agreement [No of Agreement : 2]		
Set Forth value	Rs. 25,00,000/-	Total Market Value:	Rs. 25,19,999/- ✓
Stampduty Payable	Rs. 1,51,220/-	Stampduty Article:-	23
Registration Fee Payable	Rs. 27,755/-	Registration Fee Article:-	A(1), E, M(b), H
Expected date of the Presentation of Deed			
Amount of Stamp Duty to be Paid by Non Judicial Stamp			Rs. 5,000/-
Mutation Fee Payable	DLRS server does not return any information		
Remarks			

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Sonarpur	RS Plot No:- 1772, RS Khatian No:- 501	4 Katha	25,00,000/-	25,19,999/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 12 Ft.,
Seller Details						
Name & Address		Status	Execution And Admission Details		Other Details	
Mrs Bandana Baidya Wife of Late Chitta Ranjan Baidya Naturanpalli, Sonarpur, South 24, Parganas, Post Office: Sonarpur, Sonarpur, District:-South 24-Parganas, West Bengal, India. PIN - 700150		Individual	Executed by: Self, To be Admitted by: Self,		Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AXNPB5093G,	
Buyer Details						
Name & Address		Status	Execution And Admission Details		Other Details	
Mrs Sanghamitra Roychowdhury Wife of Mr Mani Sankar Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, Post Office: Paschimputiary, Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700082		Individual	Not Executed		Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No. AGGPR2531M,	
Mr Mani Sankar Roychowdhury Son of Mr Brishabhenu Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, Post Office: Paschimputiary, Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700082		Individual	Not Executed		Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, PAN No. AGGPR2531M,	

Identifier Details				
Identifier Name & Address		Other Details		Identifier of
Mr Debashish Basak Son of Late Dayal Chandra Nasaratpur(Dakshinpara), Burdwan, Post Office: Nasaratpur, Purbasthali, District- Burdwan, West Bengal, India, PIN - 713519		Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India.		Mrs Bandana Baidya
Transfer of Property from Seller To Buyer				
Sch No.	Seller Name	Buyer Name	Transferred Area	Transferred Area in(%)
L1	Mrs Bandana Baidya	Mrs Sanghamitra Roychowdhury	3.3 Dec	50
L1	Mrs Bandana Baidya	Mr Mari Sankar Roychowdhury	3.3 Dec	50
Bank Details				
Bank details have not been supplied				

For information only

Note:

1. If the given informations are found to be given incorrect, then the assessment made stands invalid.
2. e-Assessment report is valid for one month only.
3. Standard User charge of Rs. 175/- (Rupees one hundred seventy five) only includes all taxes per transaction upto 15 (fifteen) pages and Rs 6/- (Rupees six) only for each additional page will be applicable.
4. Online Payment of Stamp Duty and Registration Fees can be made if Stamp Duty Payable is more than Rs. 5000/-.
5. This e-Assessment report is to be signed by all Sellers and Buyers.
6. Web-based e-Assessment report will be provisional one and subject to final verification by Registering Officer.
7. Quoting of PAN no. of Seller and Buyer of a property is a must where the transaction involves a property valued at Rs. 5 lac or more (IT Rules).
If the party concerned do not have a PAN number, he/she will make a declaration in form no. 60 giving therein the particulars of such transaction.
8. Rs 50/- (Rupees fifty only) will be charged from the Applicant for issuing of this e-Assesment Slip (Urban Area).

Seller, Buyer and Property Details

Seller & Buyer Details

Presentant Details

SL No.	Name and Address of Presentant	
1	Mrs Bandana Baidya Wife of Late Chitta Ranjan Baidya Natunpalli, Sonarpur, South 24, Parganas, P.O.- Sonarpur, P.S.- Sonarpur, West Bengal, India, PIN - 700150	District:-South 24-Parganas.

Seller Details

SL No.	Name, Address, Photo, Finger print and Signature	
1	Mrs Bandana Baidya Wife of Late Chitta Ranjan Baidya Natunpalli, Sonarpur, South 24, Parganas, P.O.- Sonarpur, P.S.- Sonarpur, West Bengal, India, PIN - 700150 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, P. Status : Individual Date of Execution : 14/08/2015 Date of Admission : 14/08/2015 Place of Admission of Execution : Pvt. Residence	District:-South 24-Parganas, I No. AXNPB5093Q,

Buyer Details

SL No.	Name, Address, Photo, Finger print and Signature	e
1	<p>Mrs Sanghamitra Roychowdhury Wife of Mr Mani Sankar Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, P.O:- Paschimputlary, P 24-Parganas, West Bengal, India, PIN - 700082 Sex: Female, By Caste: Hindu, Occupation: Others, Cltizen of: India, PAN Status : Individual</p>	<p>Thakurpukur, District:-South AGGPR2531M.</p>
2	<p>Mr Mani Sankar Roychowdhury Son of Mr Brishabhanu Roychowdhury 12/1, Karunamayee Ghat Road, Kolkata 700082, P.O:- Paschimputlary, P. 24-Parganas, West Bengal, India, PIN - 700082 Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, PAN Status : Individual</p>	<p>Thakurpukur, District:-South AGGPR2531M.</p>

B. Identifire Details

Identifier Details			Signature
SL No.	Identifier Name & Address	Identifier of	
1	<p>Mr Debashish Basak Son of Late Dayal Chandra Nasaratpur(Dakshinpara), Burdwan, P.O:- Nasaratpur, P.S:- Purbasthali, District-Burdwan, West Bengal, India, PIN - 713519 Sex: Male, By Caste: Hindu, Occupation: Advocate, Cltizen of: India.</p>	Mrs Bandana Baidya	

C. Transacted Property Details

Land Details					Market Value(In Rs.)	Other Details
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In R		
L1	District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Sonarpur	RS Plot No:- 1772 RS Khatian No:- 501	4 Katha	25,00,000/-	25,19,999/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 12 Ft.,

Transfer of Property from Seller to Buyer

No.	Name of the Seller	Name of the Buyer	Transferred Area	Transferred Area in(%)
L1	Mrs Bandana Baidya	Mr Mani Sankar Roychowdhury	3	50
	Mrs Bandana Baidya	Mrs Sanghamitra Roychowdhury	3	50

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	Debashish Basak
Address	4, K.S. Roy Road, Kolkata 700001, Thana : H Street, District : Kolkata, WEST BENGAL
Applicant's Status	Advocate

Endorsement For Deed Number : I - 160406864 / 2015

Query No/Year	16040000608942/2015	Serial no/Year	1604006647 / 2015
Deed No/Year	I - 160406864 / 2015		
Transaction	[0101] Sale, Sale Document		
Name of Presentant	Mrs Bandana Baidya	Presented At	Private Residence
Date of Execution	14-08-2015	Date of Presentation	14-08-2015

Remarks

On 14/08/2015

Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules, 1962)

Presented for registration at 15:25 hrs. on : 14/08/2015, at the Private residence of Executant.

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 25,19,999/-

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962)

Execution is admitted on 14/08/2015 by

Mrs Bandana Baidya, Wife of Late Chitta Ranjan Baidya, Natunpalli, Sonarpur, South 24, Parganas, P.O: Sonarpur, Thana: Sonarpur, South 24-Parganas, WEST BENGAL, India, PIN - 715015, By caste Hindu, By Profession House wife
Identified by Mr Debashish Basak, Son of Late Dayal Chandra, Nasaratpur(Dakshin), Burdwan, P.O: Nasaratpur, Thana: Purbasthali, Burdwan, WEST BENGAL, India, PIN - 713519, By caste Hindu, By Profession Advocate

(Signature)

(T) p Misra
DISTRICT JIB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

On 16/09/2015

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under section number : 23 of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 27,755/- (14/-, H = Rs 28/-, M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 27,755/-

(1) = Rs 27,709/-, E = Rs

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,51,220/- and Stamp Duty paid by Draft Rs 1,46,250/-, by Stamp Rs 5,000/-

Description of Stamp

1. Rs 5,000/- is paid on Impressed type of Stamp, Serial no 15587. Purchased on 16/04/2015, Vendor named S Chatterjee.

Description of Draft

1. Rs 1,46,200/- is paid, by the Draft(other) No: 370703000427, Date: 22/08/2015, Bank: STATE BANK OF INDIA (SBI), high court kolkata.

2. Rs 50/- is paid, by the Draft(other) No: 371031000427, Date: 16/09/2015, Bank: STATE BANK OF INDIA (SBI), high court kolkata.

T. P. Misra

(T. P. Misra)

DISTRICT JUDGE-REGISTRAR
OFFICE OF THE DISTRICT JUDGE
P.O. - JALANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2015, Page from 74743 to 74769

being No 160406864 for the year 2015.



Tridip Misra

Digitally signed by TRIDI MISRA
Date: 2015.09.18 16:39:24 -07:00
Reason: Digital Signing needed.

(Tridip Misra) 18/09/2015 16:39:24

DISTRICT SUB-REGISTRAR

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

West Bengal.

(This document is digitally signed.)