

S. 1235

D-1084/19

1252  
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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

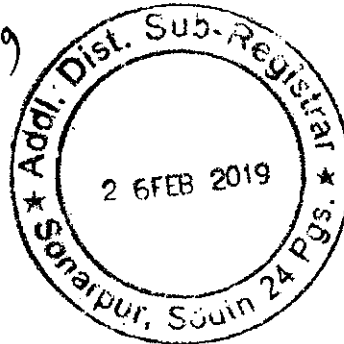
Q. No. 1668 - 0000336775/19

E 528773

certified that the document is admitted to registration. The Signature sheet and the endorsement sheet attached with this document are the part of this document.

Adtl. District Sub-Registrar  
Sonarpur, South 24 Parganas

*[Handwritten Signature]*  
26/02/19



---: DEED OF GIFT :---

THIS DEED OF GIFT is made on this 26<sup>th</sup> day of February, Two Thousand and Nineteen.

1201 18/2/19 5000

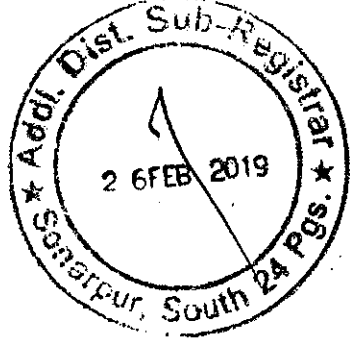
নং তার  
খরিদদার *Arava Ghosh*

সং 4 Basudevpur New Colony: KOL-56

শঙ্কর কুমার সরকার  
স্ট্যাম্প ডেভার  
সেনানার পুর এ্যা.ডি.এস.আর অফিস  
অং ১৪ পল্লীগঞ্জ



*[Handwritten signature]*



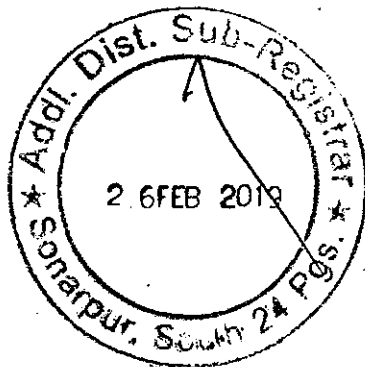
*Sanjay, Ghosh*  
S/O of Smti Harendra Nath Ghosh  
192, Bidhan pally, Kolkata-84

BETWEEN

SMT. PROVA GHOSH ALIAS PROBHA RANI GHOSH, PAN - AKQPG3238A, Daughter of Late Hiralal Ghosh, by faith - Hindu, by Nationality - Indian, by occupation - Business, Residing at - 4 No. Basudebpur New Colony, P.O. & P.S. - Belgharia, District - North 24 Parganas, Kolkata - 700056, hereinafter collectively referred to as the DONOR (which expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs, executors, legal representatives, administrators and assigns) of the ONE PART.

AND

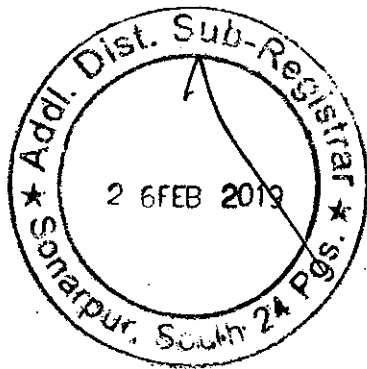
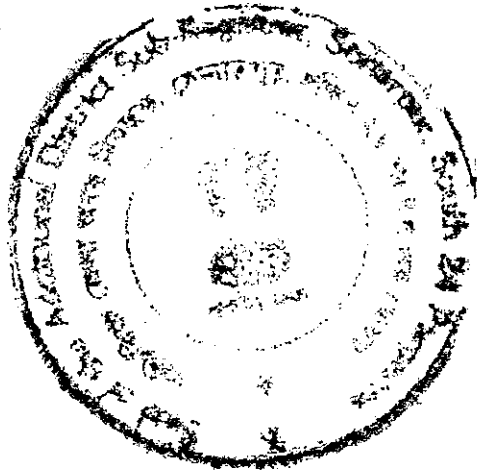
SRI HARENDRA NATH GHOSH, PAN - AHLPG9627R, Son of Late Hiralal Ghosh, by faith - Hindu, by Nationality - Indian, by occupation - Retired, Residing at - 4 No. Basudebpur New Colony, P.O. & P.S. - Belgharia, District - North 24 Parganas, Kolkata - 700056, hereinafter referred to as the DONEE (Which expression shall unless excluded by or repugnant to the context be deemed to include her heirs, executors, legal representatives, administrators and assigns) of the OTHER PART.



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ALL THAT Piece and Parcel of land measuring undivided 10.429 Decimals out of which undivided 1 decimals land in lying and situated at R.S. Dag No. 1778, L.R. Dag No. 1807, under R.S. Khatian No. 313, L.R. Khatian No. 2628 and undivided 3 decimals land in lying and situated at R.S. Dag No. 1781, L.R. Dag No. 1810, under R.S. Khatian No. 573, L.R. Khatian No. 2650 and undivided 3 decimals land in lying and situated at R.S. Dag No. 1780, L.R. Dag No. 1809, under R.S. Khatian No. 612, L.R. Khatian No. 2628 and undivided 3.429 decimals land in lying and situated at R.S. Dag No. 1791, L.R. Dag No. 1820, under R.S. Khatian No. 223/1, L.R. Khatian No. 2628, all at Mouza - Elachi, J. L. No. 70, Pargana - Magura, within the limits of Rajpur - Sonarpur Municipality, Ward No. 25, S. N. Ghosh Avenue, P.S. & A.D.S.R.O. Sonarpur, District - 24 Parganas (S).

WHEREAS one Smt. Prova Ghosh alias Probha Rani Ghosh (Donor herein), Smt. Anita Ghosh and other five, Sri Nikhil Ghosh, Smt. Soma Ghosh, Sri Chandan Kumar Ghosh, Sri Adwit Ghosh, Smt. Mousumi Ghosh (Dey) purchased the said land and others land by and under 8 Separate Deeds of Sale, which were registered before the office of the A.D.S.R. Sonarpur in the year 2012, vide Deed Nos. 15185, 15196, 15186, 15191, 15181, 15193, 15170 & 15169 from the then owners (1) Smt. Shiba Rani Ghosh, Wife of Late Gopal Chandra Ghosh, (2) Sri Ajit Kumar Ghosh, Son of Late Gopal Chandra Ghosh, (3) Smt. Mala Ghosh, Wife of Late Samit Kumar Ghosh, (4) Sri Biswadeep Ghosh, Son of Late Samit Kumar Ghosh, (5) Smt. Paulami Mitra, Daughter of



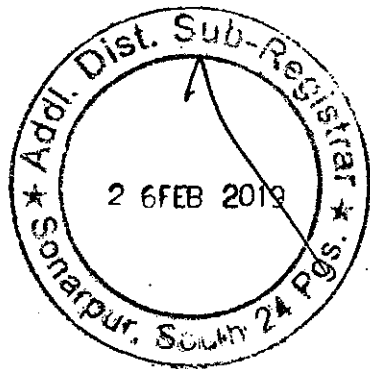
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Late Samit Kumar Ghosh, Wife of Sri Debjyoti Mitra, No. 5 is being represented by her Constituted Attorney her mother Smt. Mala Ghosh, (6) Smt. Manju Ghosh, Wife of Sri Amitava Ghosh, (7) Smt. Leena Ghosh, Wife of Sri Susanta Ghosh, (8) Smt. Shyamali Ghau @ Ghosh, Wife of Sri Manoj Ghau, all of Elachi, P.O. - Narendrapur, P.S. - Sonarpur, District - South 24 Parganas.

**AND WHEREAS** by the way of aforesaid eight Deed of Sale said Smt. Prova Ghosh alias Probha Rani Ghosh (Donor herein) became the absolute owner of the said land measuring undivided 10.429 decimals and recorded their names in L.R. Settlement Record of the concerned B.L.& L.R.O. in respect of her land comprising in L.R. Khatian Nos. 2628 & 2650 and have been peacefully possessing the same by paying rent and taxes to the proper authority.

**AND WHEREAS** said Smt. Prova Ghosh alias Probha Rani Ghosh (Donor herein) has endless, unlimited love, affection accordingly for her Brother Smt. Prova Ghosh alias Probha Rani Ghosh (Donor herein) decided to make unconditional gift in respect of 10.429 Decimals of land to her Brother Sri Harendra Nath Ghosh (Donee herein) .

**NOW THIS DEED OF WITNESSETH** that in consideration of natural love and affection which the DONOR has and still have for the DONEE, the latter being her brother, the Donor do hereby and hereunder renounce all his

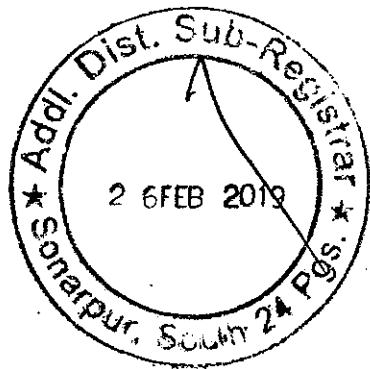
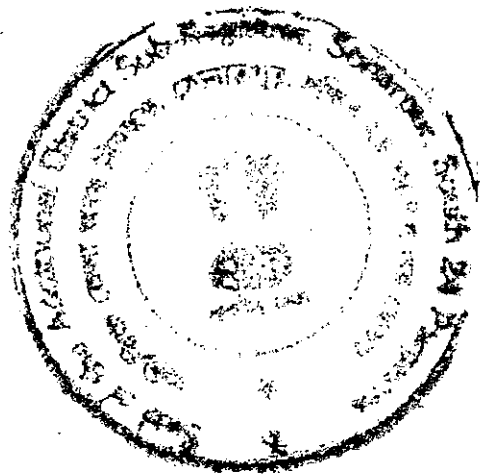


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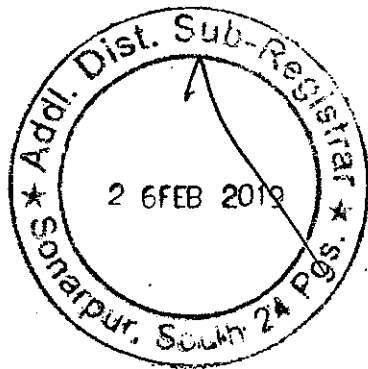
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estate and right, title and interest with intent to Vest the same in and grant, convey, transfer, give and assure unto and to the use of the DONEE, freely and voluntarily, the property mentioned and described in the Schedule hereto and hereinafter referred to as the said property **OR HOWSOEVER OTHERWISE** the said properties or any part thereof now are is or heretofore were or was situated butted and called known numbered described or distinguished **TOGETHERWITH** all fixtures, passages water courses, light, rights, liberties, privileges, easements and appurtenances whatsoever to the said property in any wise appertaining be unusually held or enjoyed there with or reputed to belong or belonging to be appurtenant thereto **AND ALL** the estate, right, title, interest, claim and demand whatsoever of the Donors into and upon the said properties or any part thereof to have and to hold the said land and or properties hereby granted or expressed so to be unto and to the use of the Donee **AND** the Donor doth hereby covenant with the Donee, their respective heirs, executors, administrators, representatives and assigns that **NOTWITHSTANDING** any act deed or thing by the Donor or any of his predecessors in title done, executed or knowingly suffered to the contrary the Donor is now lawfully rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereby granted or expressed so to be and every part thereof for a perfect and indefeasible estate



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of inheritance without any manner or conditions use trust or other thing whatsoever to other defeat encumber or make void the same AND that notwithstanding any such act deed or thing whatsoever as aforesaid the Donor have now in themselves good right and full power to grant the said properties unto and to the use of the Donee and the Donee shall and may at all times hereafter peaceably and quietly possess and enjoy the said properties hereditaments and premises and receive rent, issues and profits thereof without any lawful eviction, interruption claim or demand whatsoever from or by the Donor or any person or persons lawfully or equally claiming for under or interest for the AND THAT free and clear and freely and clearly and absolutely discharged saved harmless and kept indemnified against all estate and encumbrances created by the Donor or any person or persons lawfully or equitably claiming from under or in trust for them AND that the Donee and all person or persons having or lawfully claiming any estate or interest in the properties or any part thereof from under or intrust of the Donor AND the Donor shall and will from time to time and at all times hereafter at the request and costs of the Donee, her heirs, executors, legal representatives administrators and assigns do or cause to be done or executed all such acts, deeds and thing whatsoever for further and more perfectly assuring the said property and part thereof unto and to the use of the Donees. The valuation of the said property is Rs. 10,00,000/- (Rupees Ten Lac) only.



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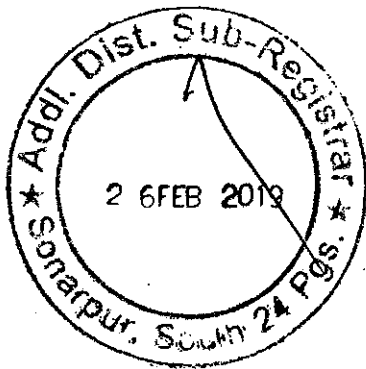
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**--: SCHEDULE ABOVE REFERRED TO :--**

ALL THAT the piece and parcel of land measuring undivided 10.429 Decimals out of which undivided 1 decimals land in lying and situated at R.S. Dag No. 1778, L.R. Dag No. 1807, under R.S. Khatian No. 313, L.R. Khatian No. 2628 and undivided 3 decimals land in lying and situated at R.S. Dag No. 1781, L.R. Dag No. 1810, under R.S. Khatian No. 573, L.R. Khatian No. 2650 and undivided 3 decimals land in lying and situated at R.S. Dag No. 1780, L.R. Dag No. 1809, under R.S. Khatian No. 612, L.R. Khatian No. 2628 and undivided 3.429 decimals land in lying and situated at R.S. Dag No. 1791, L.R. Dag No. 1820, under R.S. Khatian No. 223/1, L.R. Khatian No. 2628, all at Mouza - Elachi, J. L. No. 70, Pargana - Magura, within the limits of Rajpur - Sonarpur Municipality, Ward No. 25, S. N. Ghosh Avenue, P.S. & A.D.S.R.O. Sonarpur, District - 24 Parganas (S).

The yearly proportionate rent for the gifted land is payable to the Collector Alipore as the current Govt. rates.



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IN WITNESS WHEREOF the Donor have hereunto set and subscribed their respective hands and seals on the day, month and year first above written.

Signed, sealed and delivered

in pursuance of WITNESSES :-

1. Tapas Kund  
S/o H Kund  
Sonarpur, KOL - 150

প্রতাপ কুন্ড

স্বাক্ষর

2. Sanjay Ghosh  
S/O Sri Harendra Nath Ghosh  
192, Bidhan pally, Kolkata - 84

SIGNATURE OF THE DONOR

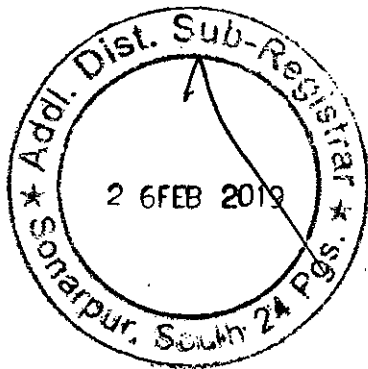
Prabir K. Roy  
Adv.

Drafted By Me :-

Prabir Kumar Roy  
Advocate. W.B. 428/81  
Alipore Criminal Court.

Typed By Me :-

S. NG  
Sonarpur Sub Registry Office.














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NAME :  
SIGNATURE :

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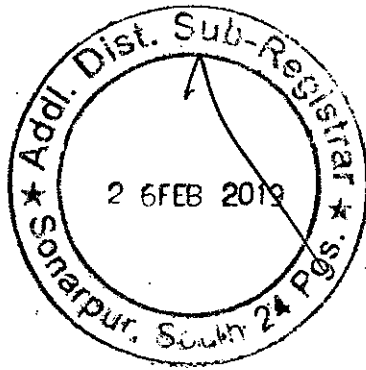
NAME : PRAVA RANI GHOSH @ PRAVA GHOSH  
SIGNATURE : প্রবানী ঘোষ ও প্ৰবী ঘোষ

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						Right

NAME : HARENDRA NATH GHOSH  
SIGNATURE : ✓ W.T.I. of Harendra Nath GHOSH  
By the Pen of Sanjay Ghosh

						Left
						Right

NAME :  
SIGNATURE :



✓

Govt. of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Challan

19-201819-036242196-1

Payment Mode Online Payment

BRN Date: 26/02/2019 11:51:14

Bank : State Bank of India

BRN : CKI6752625

BRN Date: 26/02/2019 11:52:01

DEPOSITOR'S DETAILS

Id No. : 16080000330775/2/2019

[Query No./Query Year]

Name : PRAVA GHOSH

Contact No. :

Mobile No. +91 9830297991

E-mail :

Address :

4NO BASUDEDEVPUR NEW COLONY KOL 56

Applicant Name : Mr N Ghosh

Office Name :

Office Address :

Status of Depositor : Seller/Executants

Purpose of payment / Remarks : Gift, Gift in Favour of family members

PAYMENT DETAILS

Sl No.	Identification No.	Head of A/C Description	Head of A/C	Amount [₹]
1	16080000330775/2/2019	Property Registration- Stamp duty	0030-02-103-003-02	31047
2	16080000330775/2/2019	Property Registration- Registration Fees	0030-03-104-001-16	72069

Total

103116

In Words :

Rupees One Lakh Three Thousand One Hundred Sixteen only

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

AK@PG3238A

नाम/ Name  
PRAVA GHOSH

पिता का नाम/ Father's Name  
HIRALAL GHOSH

जन्म की तारीख/ Date of Birth  
12/01/1950

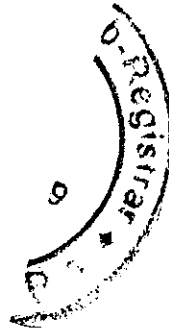
हस्ताक्षर/ Signature

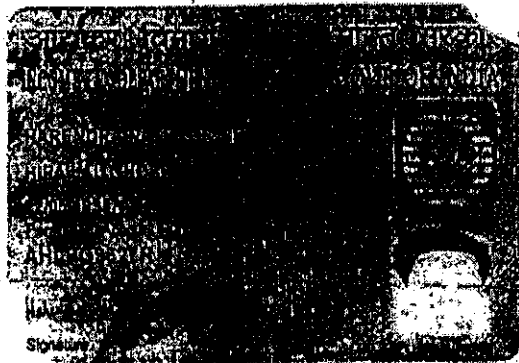


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प्रवा घोष

प्रवा रानी घोष





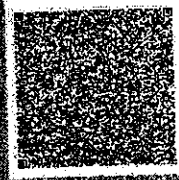
आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA



भारत नर्सिंग शिक्षण संस्थान  
NATIONAL NURSING INSTITUTE

ALVR69751A



नाम  
NAME

हारेन्द्रनाथ चोषी  
HARENDRANATH CHOSHI

वैधता तिथि  
Date of Birth  
14/10/1975

वैधता तिथि  
Date of Issue

## Major Information of the Deed

Deed No :	I-1608-01084/2019	Date of Registration	26/02/2019
Query No / Year	1608-0000330775/2019	Office where deed is registered	
Query Date	26/02/2019 11:28:04 AM	A.D.S.R. SONARPUR, District: South 24-Parganas	
Applicant Name, Address & Other Details	N Ghosh Sonarpur, Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9830297991, Status : Advocate		
Transaction	Additional Transaction		
[0201] Gift, Gift in Favour of family members	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 10,00,000/-	Rs. 72,05,490/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 36,047/- (Article:33(ii))	Rs. 72,069/- (Article:A(1), E)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

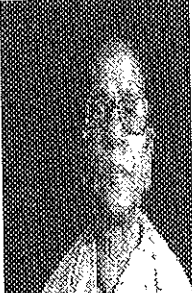

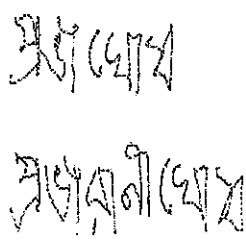
### Land Details :

District: South 24-Parganas, P.S.- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: S. N. Ghosh Avenue, Mouza: Elachi Pin Code : 700103

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1	LR-1807	LR-2628	Bastu	Shali	1 Dec	1,00,000/-	6,90,909/-	Width of Approach Road: 8 Ft.,
L2	LR-1810	LR-2650	Bastu	Shali	3 Dec	3,00,000/-	20,72,727/-	Width of Approach Road: 8 Ft.,
L3	LR-1809	LR-2628	Bastu	Shali	3 Dec	3,00,000/-	20,72,727/-	Width of Approach Road: 8 Ft.,
L4	LR-1820	LR-2628	Bastu	Shali	3.429 Dec	3,00,000/-	23,69,127/-	Width of Approach Road: 8 Ft.,
		<b>TOTAL :</b>			<b>10.429Dec</b>	<b>10,00,000 /-</b>	<b>72,05,490 /-</b>	
		<b>Grand Total :</b>			<b>10.429Dec</b>	<b>10,00,000 /-</b>	<b>72,05,490 /-</b>	

Major Information of the Deed :- I-1608-01084/2019-26/02/2019



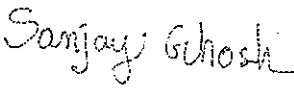
**Donor Details :**

Name,Address,Photo,Finger print and Signature				
Sl No	Name	Photo	Finger Print	Signature
1	<b>Mrs Prava Ghosh, (Alias: Mrs Probha Rani Ghosh) (Presentant)</b> Daugther of Late Hiralal Ghosh Executed by: Self, Date of Execution: 26/02/2019 , Admitted by: Self, Date of Admission: 26/02/2019 ,Place : Office	 26/02/2019	 LTI 26/02/2019	 26/02/2019
4 No. Basudebpur New Colony, P.O:- Belgharia, P.S:- Belghoria, District:-North 24-Parganas, West Bengal, India, PIN - 700056 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AKQPG3238A, Status :Individual, Executed by: Self, Date of Execution: 26/02/2019 , Admitted by: Self, Date of Admission: 26/02/2019 ,Place : Office				

**Donee Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Harendra Nath Ghosh</b> Son of Late Hiralal Ghosh 4 No. Basudebpur New Colony, P.O:- Belgharia, P.S:- Belgharia, District:-North 24-Parganas, West Bengal, India, PIN - 700056 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AHLPG9627R, Status :Individual, Status : Not Executed

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Sanjay Ghosh</b> Son of Mr Harendra Nath Ghosh 192, Bidhan Pally, P.O:- Garia, P.S:- Ballygunge Circular, District:-South 24-Parganas, West Bengal, India, PIN - 700084	 26/02/2019	 26/02/2019	 26/02/2019
Identifier Of Mrs Prava Ghosh			

**Transfer of Land from Donor To Donee**

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Marke Value (In Rs.)
L1	Mrs Prava Ghosh	Mr Harendra Nath Ghosh	Y	1 Dec	6,90,909/-
L2	Mrs Prava Ghosh	Mr Harendra Nath Ghosh	Y	3 Dec	20,72,727/-

Major Information of the Deed :- I-1608-01084/2019-26/02/2019



L3	Mrs Prava Ghosh	Mr Harendra Nath Ghosh	Y	3 Dec	20,72,727/-
L4	Mrs Prava Ghosh	Mr Harendra Nath Ghosh	Y	3.429 Dec	23,69,127/-

### Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: S. N. Ghosh Avenue, Mouza: Elachi Pin Code : 700103

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1807, LR Khatian No:- 2628	Owner:প্রভারানী ঘোষ, Gurdian:হীরলাল , Address:রিজেন্ট পার্ক, কোল-৪৪ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Mrs Prava Ghosh
L2	LR Plot No:- 1810, LR Khatian No:- 2650	Owner:প্রভারানী ঘোষ, Gurdian:হীরলাল , Address:রিজেন্ট পার্ক, কোল-৪৪ , Classification:ডাঙ্গা, Area:0.03000000 Acre,	Mrs Prava Ghosh
L3	LR Plot No:- 1809, LR Khatian No:- 2628	Owner:প্রভারানী ঘোষ, Gurdian:হীরলাল , Address:রিজেন্ট পার্ক, কোল-৪৪ , Classification:ডাঙ্গা, Area:0.03000000 Acre,	Mrs Prava Ghosh
L4	LR Plot No:- 1820, LR Khatian No:- 2628	Owner:প্রভারানী ঘোষ, Gurdian:হীরলাল , Address:রিজেন্ট পার্ক, কোল-৪৪ , Classification:ডাঙ্গা, Area:0.03000000 Acre,	Mrs Prava Ghosh

Endorsement For Deed Number : I - 160801084 / 2019

On 26-02-2019

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 33 (i) of Indian Stamp Act 1899.

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

Presented for registration at 13:04 hrs on 26-02-2019, at the Office of the A.D.S.R. SONARPUR by Mrs Prava Ghosh Alias Mrs Probha Rani Ghosh, 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 72,05,490/- . Family Members amount Rs 72,05,490/-

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

Execution is admitted on 26/02/2019 by Mrs Prava Ghosh, Alias Mrs Probha Rani Ghosh, Daughter of Late Hiralal Ghosh, 4 No. Basudebpur New Colony, P.O: Belgharia, Thana: Belghoria, , North 24-Parganas, WEST BENGAL, India PIN - 700056, by caste Hindu, by Profession Business

Indetified by Mr Sanjay Ghosh, . . Son of Mr Harendra Nath Ghosh, 192, Bidhan Pally, P.O: Garia, Thana: Ballygunge Circular, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by profession Others

Major Information of the Deed :- I-1608-01084/2019-26/02/2019

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 72,069/- ( A(1) = Rs 72,055/- ,E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 72,069/-  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 26/02/2019 11:52AM with Govt. Ref. No: 192018190362421961 on 26-02-2019, Amount Rs: 72,069/-,  
Bank: State Bank of India ( SBIN0000001), Ref. No. CKI6752625 on 26-02-2019, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 36,047/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 31,047/-

**Description of Stamp**

1. Stamp: Type: Court Fees, Amount: Rs.10/-

2. Stamp: Type: Impressed, Serial no 1201, Amount: Rs.5,000/-, Date of Purchase: 18/02/2019, Vendor name: Sankar Kumar Sarkar

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 26/02/2019 11:52AM with Govt. Ref. No: 192018190362421961 on 26-02-2019, Amount Rs: 31,047/-,  
Bank: State Bank of India ( SBIN0000001), Ref. No. CKI6752625 on 26-02-2019, Head of Account 0030-02-103-003-02

*Barun Kumar Bhunia*

**Barun Kumar Bhunia**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. SONARPUR**  
**South 24-Parganas, West Bengal**

Major Information of the Deed :- I-1608-01084/2019-26/02/2019

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1608-2019, Page from 33808 to 33826

being No 160801084 for the year 2019.



*Handwritten signature of Barun Kumar Bhunia*

Digitally signed by BARUN KUMAR  
BHUNIA

Date: 2019.03.18 15:26:57 +05:30

Reason: Digital Signing of Deed.

(Barun Kumar Bhunia) 18-03-2019 15:26:32

ADDITIONAL DISTRICT SUB-REGISTRAR

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

West Bengal.

(This document is digitally signed.)