

3435/2017

03513/17



56/17
 1803592/17
 1803592/17
 1803592/17

पश्चिम बंगाल WEST BENGAL

Y 377341

Certified that the Document is admitted to Registration. The Signature and the endorsement sheets attached to this document are the part of this Document.

DEED OF SALE

10 JUN 2017

[Signature]
 Additional Registrar
 of Assurances-1, Kolkata

THIS INDENTURE is made 8th day of June Two Thousand
 Seventeen (2017) at Kolkata **BETWEEN SRI RABIN MONDAL alias ROBIN
 MONDAL (PAN BHVPM3073N)**, S/o Late Shashadhar Mondal, by faith -
 Hindu, by Occupation - Service, residing at Mondal Para, Byonta 1, P.S.-
 Kolkata Leather Complex, P.O.- Kulberia, District - South 24 Parganas, Pin-
 743502, hereinafter referred to and called as the **"VENDOR"** (which
 expression shall unless otherwise excluded by or repugnant to the subject or
 context be deemed to mean and include his heirs, executors, administrators,
 legal representatives and assigns) of the **ONE PART**;

31-250
 34-110
 35-350

AND

GAGAN TRADELINK PRIVATE LIMITED (PAN AADCG4314R), a company incorporated under the Companies Act, 1956, having its registered office at Shrachi Tower, 8th Floor, 686, Anandapur, E. M. Bypass - R. B. Connector Junction, Post Office and Police Station - Anandapur, Kolkata - 700 107, being represented by its authorized signatory **SRI BALAI DE (PAN BILPD7109R)**, son of late Kalipada Dey, by faith - Hindu, by Occupation - Service, of Shrachi Tower, 8th Floor, 686, Anandapur, E. M. Bypass, R. B. Connector Junction, Post Office and Police Station - Anandapur, Kolkata - 700 107, hereinafter referred to as the "**PURCHASER**" (which expression shall unless otherwise excluded by or repugnant to the subject or context be deemed to mean and include its successors or successors-in-interest and assigns) of the **SECOND PART**;

WHEREAS:

- I. The Vendor has represented to the Purchaser as follows:
 - A. That one Sasadhar Mondal was the recorded owner of the 47 Decimal of Sali land comprised in R.S./L.R. Dag No. 350, L.R. Khatian no 521, situated at Mouza - Chandakanthalberia, J.L. No. 008, under P.S. K.L.C. in the District of South 24 Parganas.
 - B. Said Sasadhar Mondal, (since deceased), during his lifetime, by a Deed of Gift dated 4th July, 2000, registered in the office of District Sub-Registrar Alipore in Book No. I, volume 147, form pages 63 to 68, being

no. 6084 for the year 2001, donated all his land morefully described in the schedule therein which also included R.S./ L.R. Dag No. 350, appertaining to L.R. Khatian no 521, situated at Mouza - Chandakanthalberia, J.L. No. 008, under P.S. K.L.C. in the District of South 24 Parganas to his both sons namely, Debdas Mondal and Rabin Mondal.

- C. By virtue of the aforesaid Deed of Gift, both Debdas Mondal and Rabin Mondal became entitled to half a share each in the scheduled property. Said Debdas Mondal has sold his entire share in the said scheduled property and the balance scheduled property continues to remain with Rabin Mondal, who is absolutely entitled and is seized and possessed of the balance half a share in the scheduled property.
- D. The present Owner/Vendor has not recorded his name in the L.R. Record and as such the name of Sasadhar Mondal continues to be recorded owner in the half share of the scheduled property. The present owner/Vendor being the absolute owner is entitled and is seized and possessed and has transferable rights to sale out the aforesaid land.
- E. The owner/Vendor due to paucity of fund and to meet his family requirements proposed to sale 14.88 Decimal of land (equivalent to 9 Cottah) out of his 23.5 Decimal of land, free from all encumbrances and expressed his intention to the Purchaser herein and after having various representations, discussions and meetings with the Purchaser, the Purchaser relying upon the aforesaid representations of the Vendor,

agreed to purchase the Property from the Vendor and the Vendor having accepted such offer, this Conveyance is now executed to give effect to the transfer of the Property directly by the Vendor in favour of the Purchaser.

F. The Vendor has further confirmed to the Purchaser as follows:

- a. That no person other than the Vendor has any right title or interest whatsoever in the said property or any part thereof and the said property is free from all encumbrances and liabilities whatsoever and howsoever.
- b. That the Vendor has been and is in actual peaceful khas possession of the said property and every portion thereof absolutely and have been personally enjoying and using the same without any interruption whatsoever.
- c. That the Vendor has not entered into any agreement or arrangement, written or oral, of any nature whatsoever with anyone for sale and/or for otherwise dealing with, relating to and/or concerning the said property either jointly or severally.
- d. That neither any mortgage, charge or lien has been created nor any agreement/MOU has been entered into in respect of the said property and the Vendor is legally entitled to sale the said property and there is no impediment or other legal bar or restriction in this regard.
- e. That the said property or any part thereof is neither affected by any Bargadar, Bhagchasi occupancy nor any other rights and no

Bargadar or Bhagchasi is recorded in the relevant records in respect of the said property or any part thereof.

- f. That there is no legal or other proceeding or any injunction or other order of any Court (Civil or Criminal) against the **Vendor** affecting, relating to or concerning the said property or any part or portion thereof in any manner whatsoever.
- g. That all original documents of title relating to the said property and every part and portion thereof have been in the physical custody of the Vendor and none of the same have been deposited or kept with and/or made over to anyone.
- h. That the Vendor does not belong to any Scheduled Tribe and have a good and marketable title to the said property, free from all encumbrances and liabilities whatsoever.
- G. The Vendor hereby indemnifies and agrees to keep the Purchaser saved, harmless and indemnified against all actions, proceedings, claims, demands, costs, losses or expenses that the Purchaser may suffer or incur hereafter by reason of any claims of any nature whatsoever arising in connection with the Property, statutory or contractual and the Vendor hereby further undertakes and covenants to forthwith pay, reimburse and/or make good such losses, expenses or costs incurred by the Purchaser.

H. The Vendor has agreed to sale to the Purchaser and the Purchaser has agreed to purchase the said property relying on the aforesaid representations and assurances of the **Vendor** and believing the same to be true and correct and acting on the faith thereof, the purchaser has agreed to purchase the title and interest in the piece and parcel of Sali land containing by estimation an area of 9 Cottah equivalent to 14.88 decimals out of 23.5 decimals comprised in R.S./L.R. Dag No. 350 under L.R Khatian No. 521, situated at Mouza - Chandakanthalberia, J.L No. 008, in the District of South 24 Parganas more fully described in the **SCHEDULE** hereunder written and hereinafter referred to as "**SAID PROPERTY**" free from all encumbrances and liabilities whatsoever as aforesaid at and for a total consideration of Rs. 34,50,000/- (Rupees Thirty Four Lakh Fifty Thousand) only which has been paid by the Purchaser to the Vendor on or before the execution hereof vide cheque being no 327474 drawn on Yes Bank Ltd dated 6th June 2017, the receipt whereof the Vendor hereby and by the receipt and Memo of Consideration below, admits and acknowledges and the Vendor hereby acquits, releases and discharges all their right title and interest of and from the said Property absolutely and forever in favour of the Purchaser herein. The **Vendor** has already put the Purchaser in vacant, peaceful and khas physical possession of the said property in its entirety.

NOW THIS INDENTURE OF CONVEYANCE WITNESSETH that in pursuance of agreement and in consideration of the said sum of Rs. 34,50,000/- (Rupees Thirty Four Lakh and Fifty Thousand) paid by the Purchaser and received by the Vendor at or before the execution of these presents, being the total consideration money for the transfer, convey of the said property as aforesaid (the receipt whereof the Vendor doth hereby as well as by the receipt hereunder written admit and acknowledge and from the same and every part thereof) do hereby for ever acquit release and discharge his right title and interest in the said property unto the Purchaser as well as the said property hereby transferred and conveyed by the Vendor do hereby indefeasibly grant sale transfer convey assign and assure unto the Purchaser absolutely and forever, free from all encumbrances charges liens claims demands mortgages leases tenancies licenses occupancy rights trusts prohibitions restrictions executions acquisitions requisitions attachments vesting easements liabilities and lispensens whatsoever **AND ALL THAT** title and interest in the piece and parcel of Sali land containing by estimation an area of 9 Cottahs equivalent to more or less 14.88 Decimals more or less comprised in R.S./L.R. Dag No. 350 under L.R Khatian No. 521, situated at Mouza - Chandakanthalberia, J.L No. 008, in the District of South 24 Parganas more fully described in the **SCHEDULE** hereunder written OR **HOWSOEVER OTHERWISE** the said property or any part of portion thereof now is or are or at any time or times heretofore was or were situated butted and bounded called known numbered described or

distinguished Together with all benefits and advantages of ancient and other lights all yards courtyards areas common paths and passages sewers drains ways water courses ditches fences paths and all manner of former and other rights liberties easements privileges walls fences advantages appendages and appurtenances whatsoever to the said property or any part thereof belonging or in anywise appertaining to or with the same or any part thereof now are or is or at any time or times heretofore were held used occupied appertaining or enjoyed therewith or reputed to belong or to appertain thereto **AND** the reversion or reversions remainder or remainders and the rents issues and profits of the said property and of any and every part thereof **AND** all the legal incidences thereof **AND** all the estate right title interest inheritance possession use trust property claim and demand whatsoever both at law and in equity of the **Vendor** in to and upon and in respect of the said property or any and every part thereof herein comprised and hereby granted and transferred **TOGETHER WITH** all deeds pattas, muniments and evidences of title which in anywise exclusively relate to or concern the said property or any part or parcel thereof which now are or hereafter shall or may be in the custody power possession or control of the **Vendor** or any person or persons from whom the **Vendor** can or may procure the same without any action or suit at law or in equity **TO HAVE AND TO HOLD** the said property hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be with all rights and appurtenances belonging thereto unto and to the Bastu and/ or other such

use of the Purchaser absolutely and forever free from all encumbrances charges liens claims demands mortgages leases tenancies licences occupancy rights trusts debutter prohibitions restrictions restrictive covenants executions acquisitions requisitions attachments vesting alignment easements liabilities and lis pendens whatsoever **AND the Vendor**

Do and each of them doth hereby covenant with the Purchaser that the **Vendor** are the absolute and lawful owners of and well and sufficiently seized and possessed of and entitled to the said property and every part thereof free from all encumbrances and liabilities of whatsoever nature **AND the Vendor** do hereby covenant with the Purchaser that the **Vendor** nor any of his predecessors-in-title has at any time heretofore done or executed or knowingly suffered or been party or privy to any act deed matter or thing whereby or by reason whereof the said property hereby granted sold conveyed transferred assigned and assured or expressed or so intended to be was or is encumbered in title estate or otherwise or by reason whereof the **Vendor** may or can be prevented from granting conveying assigning and assuring the said property or any part thereof in the manner aforesaid unto the Purchaser **AND THAT NOTWITHSTANDING** any act deed or thing by the **Vendor** and/or any of his predecessors-in-title done executed or knowingly suffered to the contrary the **Vendor** at the time of execution of these presents are the absolute and lawful owners of and/or otherwise well and sufficiently seized and possessed of and entitled to the said property hereby granted sold conveyed transferred assigned and assured or

expressed so to be and every part thereof for a perfect and indefeasible estate of inheritance without any manner of condition use trust or other thing whatsoever to alter defeat encumber or make void the same **AND THAT NOTWITHSTANDING** any such act deed or thing whatsoever as aforesaid the **Vendor** have now in herself good right and full and absolute power to grant sale convey transfer and assure the said property hereby granted sold conveyed transferred and assured or expressed so to be unto and to the use of the Purchaser in the manner aforesaid **AND** that the Purchaser shall and may at all times hereafter peaceably and quietly enter into hold possess and enjoy the said property and receive and take the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the **Vendor** or any person or persons lawfully or equitably claiming from under or in trust for the **Vendor** or from under or in trust for any of his predecessors in title or any of them **AND THAT** the Purchaser shall be free and clear and freely and clearly and absolutely acquitted exonerated released and discharged or otherwise by and at the costs and expenses of the **Vendor** well and sufficiently saved defended and kept harmless and indemnified of from and against all and all manner of former or other estates encumbrances charges liens claims demands mortgages leases tenancies licences occupancy rights trusts debutter prohibitions restrictions restrictive covenants executions acquisitions requisitions attachments vesting alignment easements liabilities and lis pendens whatsoever suffered or made or created in respect of the

said property by the **Vendor** and/or their predecessors in title or any of them or by any person or persons lawfully and equitably claiming from under or in trust for the **Vendor** or their predecessors in title or any of them as aforesaid or otherwise **FURTHER THAT** the Vendor and all person or persons having or lawfully or equitably claiming any estate or interest in the said property hereditaments and premises or any part thereof from under or in trust for the Vendor hereto shall and will from time to time and at all times hereafter at the request and costs of the Vendor do and execute all such acts, deeds, matters and things whatsoever for further and more perfectly assuring the **SAID SCHEDULE PROERTY** with land hereditaments and premises **UNTO** and to the use of the said Purchaser as shall or may be reasonably required **AND** the Vendor hereto doth hereby covenant with the said Purchaser and its successors and successor-in-interest and assigns that the Vendor shall deliver true copies of Documents/Papers in respect of the **SAID SCHEDULE PROPERTY** to the Purchaser **AND** that the Purchaser shall have unfettered rights to sale, transfer, convey, gift, lease, assign and assure the said Property to any person or persons, firm, body corporate for which no permission(s) whatsoever shall be required by the Purchaser hereto from the Vendor and/or any person or persons whomsoever they may be and full consideration thereof shall be used by the Purchaser hereto for their sole use and benefits thereof **AND THAT** all rates taxes all other impositions and/or outgoings payable in respect of the said property have been paid in full upto the date of these presents **AND THAT** the **Vendor** of

their predecessor in interest did not and do not hold any excess land under the meaning and purport of the West Bengal Land Reforms Act, 1955 and/or under the Urban Land (Ceiling and Regulation) Act, 1976 and the said property or any part thereof has not been affected or vested under the said Acts or otherwise **AND THAT** the said property or any part thereof is not affected by any notice or order of attachment including under any certificate case or proceedings started under the Public Demands Recovery Act or any other law at the instance of the Income Tax, Wealth Tax, Gift Tax or Estate Duty Authorities or any other Government Authority or Department or otherwise whatsoever **AND THAT** there is no certificate case or proceeding instituted or pending against the Vendor and/or concerning the said property in any manner whatsoever for realization of the arrears of Income-tax or other taxes or dues or otherwise under the Public Demands Recovery Act or under the Income Tax Act, 1961 or any other Act for the time being in force **AND THAT** the said property is not affected by any notice or scheme of the Land Acquisition Collector, any Development or Planning Authority or the Government or any other public body or authority **AND THAT** the Vendor declared that no agreement whether written or oral whatsoever in nature being executed with any third **AND THAT** no declaration has been made or published for acquisition of the said property or any part thereof under the Land Acquisition Act or any other acts for the time being in force and that the said property or any part thereof is not affected by any Notice or Scheme for acquisition or requisition under any

other Acts or Enactments whatsoever **AND THAT** no notice has been served on the **Vendor** and/or their predecessors in title or any of them for the acquisition of the said property or any part thereof under Land Acquisition Act, 1894 or under any other law or Acts and/or rules made or framed there under and the **Vendor** have no knowledge of issue of any such notice or notices under the above Acts and/or Rules for the time being in force affecting the said property or any part thereof **AND THAT** no suit and/or proceedings are or is pending in any Court of law affecting the said property and/or any part thereof nor the same has been lying attached under any writ of attachment of any Court or Revenue Authority **AND THAT** the **Vendor** covenants with the Purchaser that the **Vendor** having or lawfully or equitably claiming any right title interest or estate whatsoever in the said property or any part thereof from through under or in trust for the **Vendor** shall and will from time to time and at all times hereafter at the request of the Purchaser make do acknowledge and execute at the costs of the **Vendor** all such acts deeds matters and things whatsoever for further better and more perfectly and effectually granting and assuring the said property and every part thereof unto and to the use of the Purchaser as shall or may be reasonably required.

THE SCHEDULE ABOVE REFERRED TO:

ALL THAT the right, title and interest in the piece and parcel of 'Shali' land containing an area of 9 Cottah equivalent to more or less 14.88 Decimals out of 23.5 Decimals situated at Mouza - Chandakanthalberia, J.L No. 008, in R.S./L.R. Dag No. 350 under L.R Khatian No. 521, Police Station - Kolkata Leather Complex, within the limits of Beonta II Gram Panchayat, in the District of South 24-Parganas and delineated in **RED** borders in the map or plan annexed hereto and butted and bounded in the following manner:

- ON THE NORTH** : Dag No 349 with approach kuccha road of 12ft. width
- ON THE EAST** : Dag No 350(P),
- ON THE SOUTH** : Dag No 352, And;
- ON THE WEST** : Dag No 347.

IN WITNESS WHEREOF the parties hereto have set and subscribed their respective hands and seals the day month and year first above written.

SIGNED SEALED AND DELIVERED by

the VENDOR at Kolkata in the presence

of :

1) *[Signature]*
SHUKTI NAG
7C, K.S. ROY ROAD
KOLKATA - 700002

2) *[Signature]*
JAYANTA BANERJEE
7C, K.S. Roy Road, Kolkata: 700002

[Signature]
Signature Of Vendor

SIGNED SEALED AND DELIVERED by

the PURCHASER at Kolkata in the

presence of :

1) *[Signature]*

2) *[Signature]*

Gagan Tradelink Private Limited

[Signature]

Authorised Signatory

Signature Of Purchaser

Drafted By

[Signature]
Sudipa Bhattacharya

Advocate

High Court, Calcutta

WB/1402/1999

RECEIPT**RECEIVED by the VENDOR**



Received from the Purchaser within-mentioned sum of Rs. 34,50,000/- (Rupees Thirty Four Lakhs Fifty Thousand only) being the full consideration as per Memo below:-

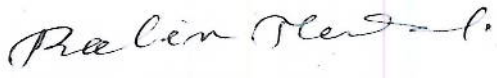
MEMO OF CONSIDERATION

DATE	CHEQUE/ DRAFT NO.	Drawn On BANK/ BRANCH	Drawn in favour of	AMOUNT	RECEIVED ON
08.06. 2017	327474	Yes Bank Ltd.	ROBIN MONDAL	Rs.34,50,000/-	06.06. 2017
		TOTAL:		Rs.34,50,000/-	

(Rupees Thirty Four Lakh Fifty Thousand only)

WITNESSES:

1. 
2. 


Signature Of Vendor

DEED PLAN

ALL THAT PROPERTY SITUATED AT DAG NOS. 350
MOUZA - CHANDAKANTHALBERIA, J.L. NO. 8, P.S. BHANGORE,
DIST. 24 FARGANAS (S).

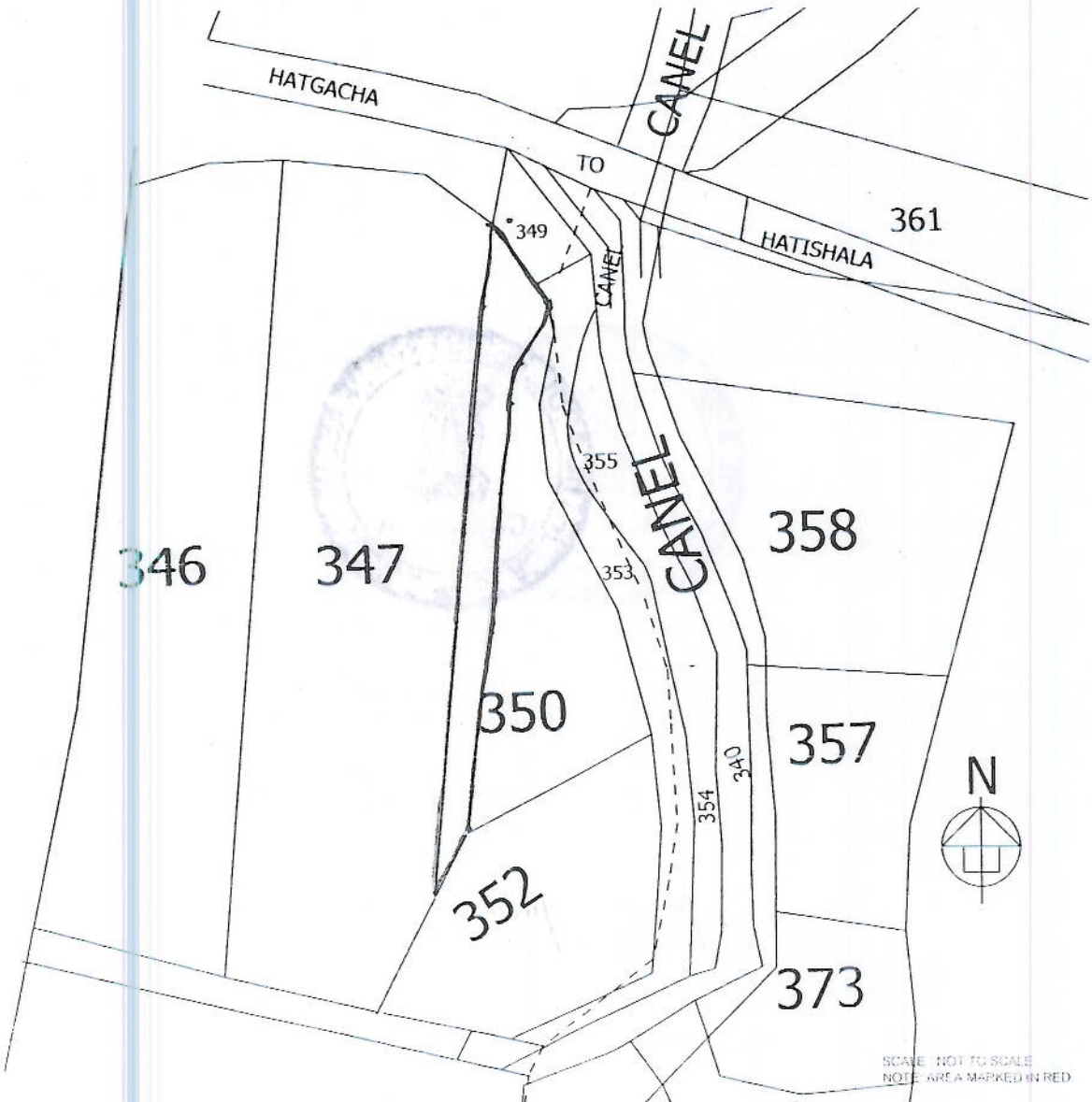
PURCHASER: GAGAN TRADE LINK PVT. LTD.

VENDOR: RABIN MONDAL alias ROBIN MONDAL

Gagan Tradelink Private Limited
Rabin Mondal
Authorised Signatory

CONVEYED AREA: 14.88 DECIMAL

Rabin Mondal



SCALE: NOT TO SCALE
NOTE: AREA MARKED IN RED

SPECIMEN FORM FOR TEN FINGER PRINTS



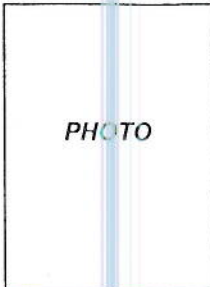
Baker, D.

	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					



Reubin, R.

	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					







Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.R.A. - I KOLKATA, District Name :Kolkata

Signature / LTI Sheet of Query No/Year 19010000803592/2017

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	Mr RABIN MONDAL Mondal Para, Byonta 1, P.O:- KULBERIA, P.S:- Kolkata Leather Camp, District:-South 24- Parganas, West Bengal, India, PIN - 743502	Seller		 2205	<i>Rabin Mondal</i> 8/6/17
2	Mr BALAI DE 686, Anandapur, P.O:- ANANDAPUR, P.S:- Tiljala, District:-South 24- Parganas, West Bengal, India, PIN - 700107	Represent ative of Buyer [GAGAN TRADELI NK PRIVATE LIMITED]		 2204	<i>Balai De</i> 8/6/17
Sl No.	Name and Address of identifier	Identifier of		Signature with date	
1	Mr Debraj Mitra Son of Mr Tapan Kumar Mitra 386, Anandapur, P.O:- Anandapur, P.S:- Tiljala, District:-South 24- Parganas, West Bengal, India, PIN - 700107	Mr RABIN MONDAL, Mr BALAI DE		<i>Debraj Mitra</i> 8/6/2017	

(Malay Chakrabarty)

ADDITIONAL REGISTRAR
OF ASSURANCE

OFFICE OF THE A.R.A. - I
KOLKATA

Kolkata, West Bengal



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

BALAI KUMAR DEY



KALIPADA DEY

07/10/1954

Permanent Account Number

BILPD7109R

Balai Kumar De

Signature



Balai De

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटिए
आयकर पैन सेवा इकाई, एन एस डी एल
तीसरी मंजिल, सफ़ायर चेंबर,
बानेर टेलिफोन एक्चेंज के नजदीक,
बानेर, पुना - 411 045

If this card is lost / someone's lost card is found,
please inform / return to
Income Tax PAN Services Unit, NSDL,
3rd Floor, Sapphire Chambers,
Near Baner Telephone Exchange,
Baner, Pune - 411 045

Tel: 020 2723 8080 Fax: 020 2721 8081
e-mail: pan@nsdl.com

Balai De

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

RABIN MONDAL

SHASHADHAR MONDAL

16/04/1972

Permanent Account Number

BHVP3073N

Rabin Mondal

Signature



Rabin Mondal



भारतीय विशिष्ट पहचान प्राधिकरण

भारत सरकार

Unique Identification Authority of India
Government of India



E-Aadhaar Letter

ভালিকাভুক্তির নম্বর/Enrolment No.: 2010/30311/30661

DEBRAJ MITRA (দেবরাজ মিত্র)

জন্ম

Date: 23/08/2018

S/O: Tapan Kumar Mitra, 43, LOKNATH CHATTERJEE
LANE, FLAT NO-1C, SHIBPUR, Haora (M.Corp),
Howrah,
West Bengal - 711102

- অধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা লাভ করুন
- এটা এক ইলেকট্রনিক প্রক্রিয়ায় তৈরী পত্র

আপনার অধার সংখ্যা/ Your Aadhaar No.:

INFORMATION

6110 4100 7238

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.



আধার-সাধারণ মানুষের অধিকার

Validity unknown

Digitally signed by Tapan Kumar Mitra
Date: 2015.06.23 15:38:32 IST



1800 300 1547



help@uidai.gov.in



www.uidai.gov.in

- অধার সারা দেশে মান্য
- অধার অধারের জন্য আপনার একবারই ভালিকাভুক্তি করার অবশ্যকর্তব্য আছে।
- অনুগ্রহ করে আপনার বর্তমান মোবাইল নম্বর এবং ই-মেইল ঠিকানা পরীক্ষিত করুন। এতে ভবিষ্যতে আপনার বিভিন্ন সুবিধা পাওয়া সহজ হবে।

- Aadhaar is valid throughout the country.
- You need to enrol only once for Aadhaar.
- Please update your mobile number and e-mail address. This will help you to avail various services in future.



भारत सरकार
GOVERNMENT OF INDIA



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



দেবরাজ মিত্র
DEBRAJ MITRA
জন্মতারিখ/ DOB: 24/09/1985
পুরুষ / MALE



ঠিকানা:

গ্রাম/3: তপন কুমার মিত্র, ৪৩,
লোকনাথ চ্যাটার্জী লেন ল্যাট
নং-1সী, শিবপুর, হাওড়া
(এম. কর্পোরেশন), হাওড়া,
পশ্চিম বঙ্গ - 711102

Address:

S/O: Tapan Kumar Mitra, 43,
LOKNATH CHATTERJEE
LANE, FLAT NO-1C, SHIBPUR,
Haora (M. Corp), Howrah,
West Bengal - 711102

6110 4100 7238

6110 4100 7238

আধার-সাধারণ মানুষের অধিকার

Aadhaar-Aam Admi ka Adhikar

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

GRN: 19-201718-001763588-1

Payment Mode Online Payment

GRN Date: 07/06/2017 18:09:21

Bank : AXIS Bank

BRN : 3236353

BRN Date: 07/06/2017 18:10:29

DEPOSITOR'S DETAILS

Id No. : 19010000803592/4/2017

[Query No./Query Year]

Name : GAGAN TRADELINK PVT LTD

Contact No. :

Mobile No. : +91 9836199220

E-mail :

msahu@shrachi.com

Address :

SHRACHI TOWER
686 ANANDAPUR KOLKATA 700107

Applicant Name :

Ms Sudipa Bhattacharya

Office Name :

Office Address :

Status of Depositor : Buyer/Claimants

Purpose of payment / Remarks : Sale, Sale Document Payment No 3

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	19010000803592/4/2017	Property Registration- Stamp duty	0030-02-103-003-02	387506
2	19010000803592/4/2017	Property Registration- Registration Fees	0030-03-104-001-16	64696

Total

452202

In Words : Rupees Four Lakh Fifty Two Thousand Two Hundred Two only

AMM

Major Information of the Deed

Deed No :	I-1901-03513/2017	Date of Registration	10/06/2017
Query No / Year	1901-0000803592/2017	Office where deed is registered	
Query Date	07/06/2017 1:55:57 PM	A.R.A. - I KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	Sudipa Bhattacharya 7c KS ROY ROAD,Thana : Hare Street, District : Kolkata, WEST BENGAL, Mobile No. : 9831314834, Status :Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
SetForth value	Market Value		
Rs. 34,50,000/-	Rs. 64,59,750/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 3,87,606/- (Article:23)	Rs. 64,696/- (Article:A(1), E, M(a), M(b), I)		
Remarks			

Land Details :

District: South 24-Parganas, P.S:- Kolkata Leather Camp, Gram Panchayat: BENTTATA-II, Mouza: Chanda kantalberia

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-350	LR-521	Bastu	Shali	9 Katha	34,50,000/-	64,59,750/-	Width of Approach Road: 12 Ft.,
Grand Total :					14.85Dec	34,50,000 /-	64,59,750 /-	

Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr RABIN MONDAL Son of Late Shashadhar Mondal Mondal Para, Byonta 1, P.O:- KULBERIA, P.S:- Kolkata Leather Camp, District:- South 24-Parganas, West Bengal, India, PIN - 743502 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of India, PAN No.:: BHVPM3073N, Status :Individual, Executed by: Self, Date of Execution: 08/06/2017 , Admitted by: Self, Date of Admission: 08/06/2017 ,Place : Pvt. Residence

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	GAGAN TRADELINK PRIVATE LIMITED (Private Limited Company) Shrachi Tower, 8th Floor, 686, Anandapur, E. M. By, P.O:- ANANDAPUR, P.S:- Tiljala, District:-South 24-Parganas, West Bengal, India, PIN - 700107 , PAN No.:: AADCG4314R, Status :Organization

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr BALAJI DE (Presentant) Son of Late Kalipada DEY 686, Anandapur, P.O:- ANANDAPUR, P.S:- Tiljala, District:-South 24-Parganas, West Bengal, India, PIN - 700107, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of India, , PAN No.:: BILPD7109R Status : Representative, Representative of : GAGAN TRADELINK PRIVATE LIMITED (as Authorised Signatory)

Identifier Details :

Name & address	
Mr Debraj Mitra Son of Mr Tapan Kumar Mitra 686, Anandapur, P.O:- Anandapur, P.S:- Tiljala, District:-South 24-Parganas, West Bengal, India, PIN - 700107, Sex: Male, By Caste Hindu, Occupation: Service, Citizen of: India, , Identifier Of Mr RABIN MONDAL, Mr BALAI DE	

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr RABIN MONDAL	GAGAN TRADELINK PRIVATE LIMITED-14.85 Dec

Land Details as per Land Record

District: South 24-Parganas, P.S:- Kolkata Leather Camp, Gram Panchayat: BENTTATA-II, Mouza: Chanda kantalberia

Sch No	Plot & Khatian Number	Details Of Land
L1	LR Plot No:- 350(Corresponding RS Plot No:- 350), LR Khatian No:- 521	Owner: শশধর মণ্ডল, Gurdian: অন্নদা, Address: বেঁওতা, Classification: শালি, Area: 0.27000000 Acre,

Endorsement For Deed Number : I - 190103513 / 2017**On 07-06-2017****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 64,59,750/-



Srijani Ghosh
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
 Kolkata, West Bengal

On 08-06-2017**Presentation (Under Section 52 & Rule 22A(3) 46(1), W.B. Registration Rules, 1962)**

Presented for registration at 17:35 hrs on 08-06-2017, at the Private residence by Mr BALAI DE .,

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

Execution is admitted on 08/06/2017 by Mr RABIN MONDAL, Son of Late Shashadhar Mondal, Mondal Para, Byonta 1, P.O: KULBERIA, Thana: Kolkata Leather Camp, , South 24-Parganas, WEST BENGAL, India, PIN - 743502, by caste Hindu, by Profession Service

Identified by Mr Debraj Mitra, , Son of Mr Tapan Kumar Mitra, 686, Anandapur, P.O: Anandapur, Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700107, by caste Hindu, by profession Service

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

Execution is admitted on 08-06-2017 by Mr BALAI DE, Authorised Signatory, GAGAN TRADELINK PRIVATE LIMITED (Private Limited Company), Shrachi Tower, 8th Floor, 686, Anandapur, E. M. By, P.O:- ANANDAPUR, P.S:- Tiljala, District: South 24-Parganas, West Bengal, India, PIN - 700107

Indetified by Mr Debraj Mitra, , , Son of Mr Tapan Kumar Mitra, 686, Anandapur, P.O: Anandapur, Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700107, by caste Hindu, by profession Service



Malay Chakrabarty
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA

Kolkata, West Bengal

On 09-06-2017

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 64,696/- (A(1) = Rs 64,598/- ,E = Rs 14/- ,I = Rs 55/- ,M(a) = Rs 25/- ,M(b) = Rs 4/-) and Registration Fees paid by by online = Rs 64,696/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 07/06/2017 6:10PM with Govt. Ref. No: 192017180017635881 on 07-06-2017, Amount Rs: 64,696/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 3236353 on 07-06-2017, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 3,87,606/- and Stamp Duty paid by by online = Rs 3,87,506/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 07/06/2017 6:10PM with Govt. Ref. No: 192017180017635881 on 07-06-2017, Amount Rs: 3,87,506/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 3236353 on 07-06-2017, Head of Account 0030-02-103-003-02



Malay Chakrabarty
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA

Kolkata, West Bengal

On 10-06-2017

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 : 23 of Indian Stamp Act 1899.

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 3,87,606/- and Stamp Duty paid by Stamp Rs 100/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 12401, Amount: Rs.100/-, Date of Purchase: 12/05/2017, Vendor name: A Sarkar



Malay Chakrabarty
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA

Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1901-2017, Page from 111903 to 111934

being No 190103513 for the year 2017.



Digitally signed by MALAY
CHAKRABORTY
Date: 2017.06.12 16:24:21 +05:30
Reason: Digital Signing of Deed.

(Malay Chakrabarty) 6/12/2017 4:24:20 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
West Bengal.

(This document is digitally signed.)

=====
DATED THIS EIGHTH DAY OF JUNE 2017
=====

B E T W E E N

MR. RABIN MONDAL

... VENDOR

A N D

GAGAN TRADELINK PRIVATE LIMITED

...PURCHASER

DEED OF SALE

Sudipa Bhattacharya
Advocate
Hastings Chambers,
7C, Kiran Shankar Roy Road,
Ground Floor,
Kolkata-700 001.