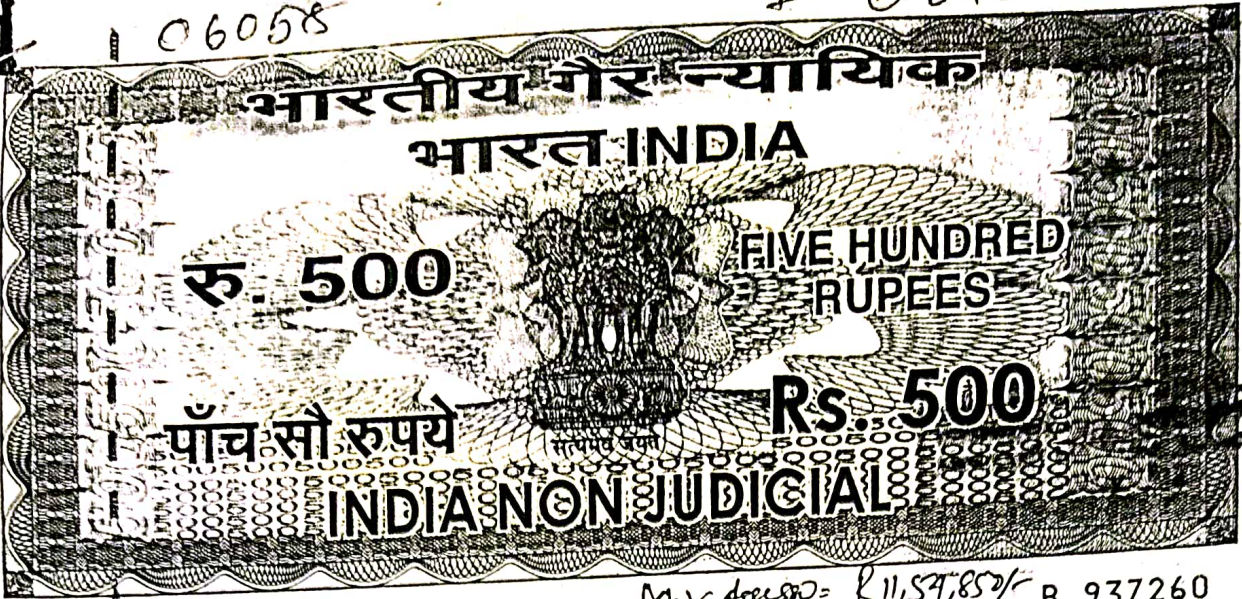


06058

F 05238



3.10.08 पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

M. V. Asst. Secy = 811,59,85/- B 937260
 Admissible under Rule 21 of W.B. Regn.
 Rules 1908 under the Indian Stamp
 Act, 1908 as amended by Act. II of 1922
 & Section 82 (1) of the Kolkata
 Improvement Act, 1911 Schedule stamp
 duty paid under the Indian stamp Act,
 1899 of Amended in 1934 Rs. 203

Addl. Dist. Sub-Registrar,
 Alipore, South 24 Parganas

DEED OF GIFT

THIS DEED OF GIFT made this the 3rd day of October
 Two Thousand and Eight of the Christian Era 4794 1926
 Rs. 1794 by Bank Draft dt. 08/10/08

BETWEEN

SRI TAPOJYOTI PAL, son of Late Tapendra Kumar Pal, residing
 at 141, Regent Estate, P.O. Regent Estate, South 24 Parganas, Kolkata
 - 700092, hereinafter referred to as the DONOR (which expression
 As per M.R. No. 10605 Res. 10605

Attest: Addl. Dist. Sub-Registrar,
 Alipore, South 24 Parganas South
 10-10-08

9079 30/10/08 1007
 Addl. Dist. Sub-Registrar
 Allpore, South 24 Parganas
 3 OCT 2008
 Estate Sadanpur
 Katar

Notesh Sr. Dep
 Allpore Police Court
 Katar



9079-5007
 9000-5007
 Addl. Dist. Sub-Registrar
 Allpore, South 24 Parganas
 3 OCT 2008
 Sumitra Roy

Presented for Registration as
 1007 1/17 1 on the 25/7
 day of 07 2008
 in the office of the Addl. Dist.
 Sub-Registrar, Registration
 by Sumitra Roy (Executant)
 Client or attorney for

[Blacked out] 12347

Sumitra Roy

[Blacked out] 12348

Suchitra Paul

[Blacked out] 12349

Chittaran Chaudhuri

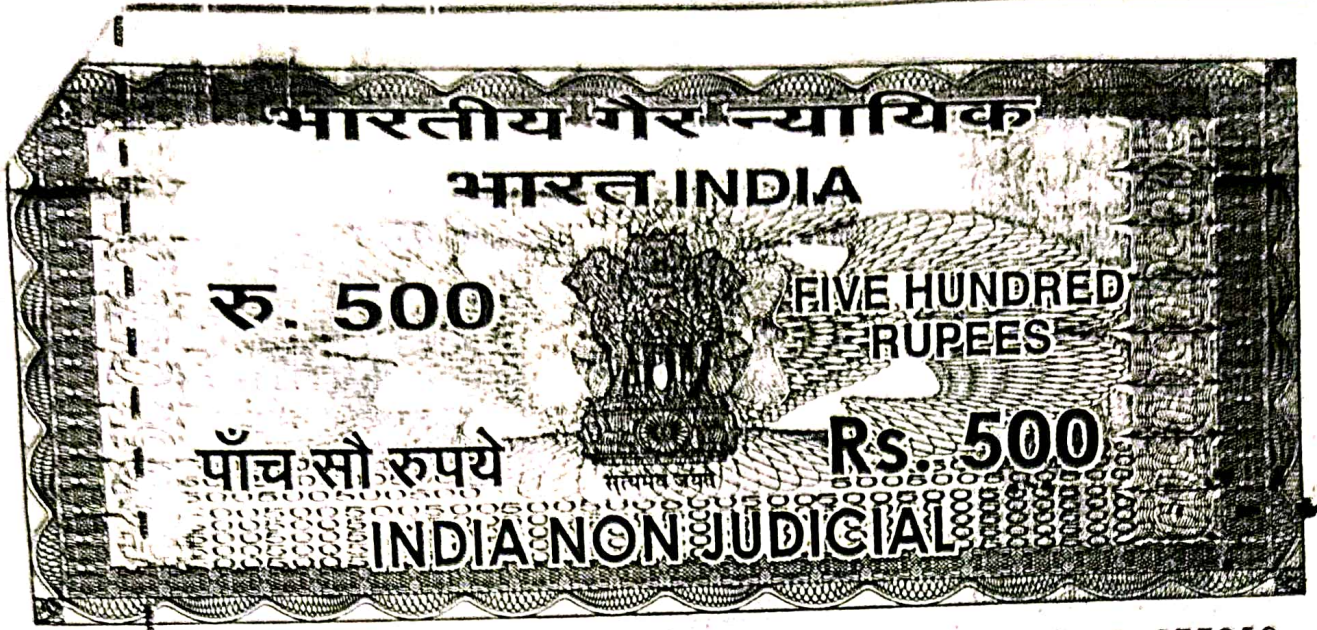
[Blacked out] 12350

Jayshankar Pal

Homayam Saha
 S/o Chitta Romjam Saha
 Occupation: Business
 1/12, Anandganj, Kolar - 40

Sumitra - Roy
 Sushri Ray
 W/o W/Si. Kati Kati, P. S. G.
 of Anwar Shah to
 Thana P. S. Katar
 Dist. Suchitra Paul - MS
 by Caste. Paul 31/7/16
 Bijaygash P. S. Godarpan
 P. S. Chittaran Chaudhuri - MS
 Chandhuri - MS Sudeep
 W/o W/Si. Homayam Saha
 of Chitta Romjam Saha
 Thana 4/12 Anandganj
 Dist. Katar
 by Caste. Hindu/Muslim

Addl. Dist. Sub-Registrar,
 Allpore, South 24 Parganas
 3 OCT 2008



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

B 937259

(2)

shall, unless excluded by or otherwise repugnant or contrary to the subject or context hereof, be deemed to mean and include his heirs, legal representatives, executors, administrators and assigns) of the ONE PART.

AND

(1) SRIMATI SUMITRA ROY, wife of Sri. Sushir Roy, residing at

9080 309/08 509
Lapangjati Pal Estate Sadan Ram
Regent by M-92

Deputy Mr. Dep
Algor Police Court
Kod-92

Chaudhary 22nd
Manshad Pukun
to P.S. Lark Kato
H-20 H-10

Lapangjati Pal-8th 2nd
Lapangjati Pal-8th 2nd
16th 10th Poinne Anwar
Shab to P.S. Lark Kato
H-20 Business



u
Addl. Dist. Sub-Registrar,
Algor, South 24 Parganas
- 3 OCT 2001

(3)

164/40/1, Prince Anwar Shah Road, Police Station - Lake, Kolkata - 700045, (2) **SRIMATI SUCHITRA PAUL**, wife of Sri Sumitra Paul, residing at flat No. 3A, 7/16, Bijoygarh, P.S. Jadavpur, Kolkata - 700032, and (3) **SRIMATI CHITRITA CHAUDHURI**, wife of Sri Sudeep Choudhury, residing at 23A, Monohar Pukur Road, P.S. Lake, Kolkata - 700029, hereinafter jointly referred to as the **DONEES** (Which expression shall, unless excluded by or otherwise repugnant or contrary to the subject or context hereof, be deemed to mean and include all their respective heirs, legal representatives, executors, administrators and assigns) of the **OTHER PART**.

WHEREAS by an Indenture of Lease dated 21.11.1962 the Governor of State of West Bengal leased out 5 Cottahs 4 Chittacks 40 Sq.ft. of land, situated as plot no. 141, under Tollygunge Land Development Scheme, J.L. No. 34, Touzi No. 151, Sub-Division Alipore, Mouzu Bade Raipur, Thana Tollygunge, Registration Office Alipore, Sub-District Alipore, hereinafter referred to as the said plot of land, in favour of one Smt. Protiva Das, daughter of Nabarun Chandra Das, for a consideration of the premium of Rs. 12,414/- with an annual rent of Re1/- for a term of ninety-nine years from the date of its commencement with the option of further renewal for similar period; and the said deed of perpetual lease was entered in Book No. 1, volume No. 176, Pages from 69 to 76, being no. 9997 for

(4)

the year 1962 at the office of Sub-Registrar of Alipore Sadar.

AND WHEREAS by an Indenture of assignment of lease dated 13.10.1969, the said Smt. Protiva Das assigned her own leasehold rights and interest in respect of the said plot of land unto and in faour of Smt. Namita Pal, wife of Sri Tapendra Kumar Pal, both of whom since deceased, with due consent of the original lessor, being the Govt. of West bengal, at the relevant time; and the said registered indenture was also entered in Book No. 1, Volume No. 137, pages from 59 to 62, being no. 4146 for the year 1969 at the office of the District Sub-Registrar Alipore, 24-Parganas.

AND WHEREAS thus having been fully seized and possessed of and also being sufficiently entitled to the said plot of land, the said Smt. Namita Pal, since deceased constructed a one storied residential building thereupon, hereinafter referred to as the said house-property, out of her own resources which included the resources provided by her husband during his lifetime.

AND WHEREAS the said Smt. Namita Pal, hereinafter referred to as the said "Owner", lived in her said house-property till the time of her demise on 02.10.2006 leaving behind the parties to this Indenture as her sole legal heirs.

AND WHEREAS the FIRST PARTY DONOR hereof is the only

(5)

son of the said owner, the **SECOND PARTY DONEES** are the three daughters of the said owner, all the son and daughters having married during the lifetime of the said owner.

AND WHEREAS the **DONEES** and the **DONOR** hereof are related to each other as the sisters and only brother, the Donor is not desirous to stay in the said house-property after his mother's demise; and has decided to make a gift of his undivided one-fourth share of right, title and interest in the said house-property unto and in favour of his three sisters, the **DONEES** hereof in equal shares out of love and affection without retaining the same with himself.

AND WHEREAS the said **DONEES** hath accepted the said gift, which is hereby intended to be given by the **DONOR** to them.

AND WHEREAS for the purpose of registration, the said undivided one-fourth share of the **DONOR** in the said immovable house-property as described in the Schedule herebelow is valued at Rs. 2,00,000/- (Rupees Two Lacs.....) only considering the total valuation of the said house property situated at and as premises no. 176/14/141, Raipur Road, Kolkata - 700092, as has been described in the Schedule herebelow, estimated as Rs. 2,00,000/- (Rupees Two Lacs.....) only according to the prevailing market rate.

(6)

NOW THIS INDENTURE WITNESSETH that in consideration of natural love and affection which the Donor bears for the donees, being his younger sisters, the said Donor doth hereby grants, conveys, transfers, assigns, and assures unto the said Donees by way of absolute **GIFT** and without any monetary consideration whatsoever all his right title and interest in the said house property, namely the one storeyed house premises lying and situated at 176/14/141 Raipur Road, P.S. Jadavpur, Kolkata - 700092, which is morefully described in the Schedule hereunder written **OR HOWSOEVER OTHERWISE** the same is described, recognized, called, known or distinguished for the purpose of making such transfer of interest therein and thereat alongwith the Donor's rights and interests in respect of the structures, erections, paths passages, water-ways, sewers, electric installations, fittings, fixtures, lights, liberties, privileges, easements, and appurtenances appertaining thereto or any part thereof and all the estates, rights, titles, interests, claims and/or demands whatsoever of the Donor in or upon the said immovable house property including messuages and hereditaments or any part thereof **TOGETHER WITH** all deeds pattahs muniments of title which is in anywise related to the said house-property that are now existing in favour of the Donor and **TO HAVE AND TO HOLD** the same unto the Donees absolutely and forever free from encumbrances subject to the liabilities payable in the shape of existing and/or

(7)

future municipal rates/property tax, Govt. duties and/or other statutory obligations, as and when and where applicable; and the Donor doth hereby declares that the Donor has himself full power and absolute authority to grant, convey and transfer unto and in favor of the Donees by way of Gift all his undivided one fourth share of right title and interest in the said house property situated at 176/14/141, Raipur Road, Kolkata - 700092 which he has acquired by way of inheritance as one of the four legal heirs of his deceased mother, AND THAT the Donees shall or may at all times hereafter peaceably and quietly possess use and enjoy the Donor's share in the scheduled house property and receive profits thereof and therefrom without any interruption claim or demand whatsoever from the Donor or any person or persons lawfully and equitably claiming any interest through or under or in trust of the Donor; and the Donees shall henceforth be regarded as the absolute owners in respect of the Donor's share of right title and interest which is in fact one-fourth share of interest over the said house property as described in the Schedule herebelow.

SCHEDULE OF THE PROPERTY GIFTED BY THESE PRESENTS ALL THAT part and parcel of undivided one-fourth share of right title and interest in the single storied residential house premises comprising a total super built up area of

(8)

1800 Sq.Ft. approximately in the municipal premises no. 176/14/141 Raipur Road, Kolkata - 700092 within the territorial jurisdiction of Ward No. 96 of the Kolkata Municipal Corporation. standing on the plot of land and measuring more or less 5 Cottahs 4 Chittacks 40 Sq.ft. lying and situated at and as plot No. 141. J.L. No. 34, Touzi No. 151, Sub-Division Alipore, Mouza - Bade Raipur, Thana Tollygunge (old), now P.S. Jadavpur, Registration office : Sub-District of Alipore, 24-Parganas (S) and butted and bounded as under :

ON THE NORTH : By Plot No. 142

ON THE SOUTH : By Plot No. 140

ON THE EAST : By Plot No. 139

ON THE WEST : By 30 Feet wide Municipal Road

De H. J. P. K.

(9)

IN WITNESS WHEREOF the DONOR and the DONEES hereof have hereunto set and subscribed their respective hands and seals by putting their respective signatures on these presents on the day month and year as written at the outset.

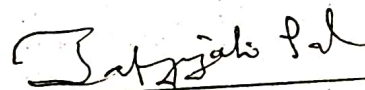
SIGNED, SEALED & DELIVERED

By the DONOR and the DONEES

In presence of :

1. Aritra Saha
Advocate, Alipore Judges
Court, Room No. 9,
Kolkata- 700027

2. Nomanam Saha
4/12, Azad ganj
KOL- 700040



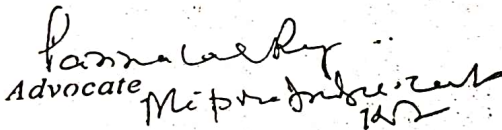
Donor

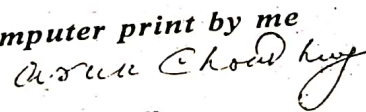
1. Sumitra Roy.

2. Suchitra Paul.

3. Chintita Chaudhury

Drafted by me


Advocate

Computer print by me

Arun Choudhury

Donees

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 16
Page from 1457 to 1469
being No 05238 for the year 2008.



Utpal Kumar Basu
(Utpal Kumar Basu) 24-April-2009
ADDITIONAL DISTRICT SUB-REGISTRAR
Office of the A. D. S. B. ALIPORE
West Bengal