

12096 I 00172



145  
23-11-05

N.V. 2 753600 04BB 324722



Land Area 2/10 X 3

6K-15CH-19SET

*[Faint, mostly illegible text, possibly a stamp or official notice]*

ADDITIONAL REGISTRAR OF  
INSURANCES - KOLKATA  
5.1.06

372000  
A-4059  
E 7  
9-55  
15  
4  
415

THIS INDENTURE made this 23rd day of November 2005

BETWEEN (1) SMT. BHARATI DUTTA (2) PRASENJIT DUTTA (3) DEVJIT DUTTA, widow and sons respectively of Pranab Kumar Dutta deceased, Hindu land-holders, all residing at No.5A, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street, P.S. Bhawanipore, Kolkata - 700025, within the municipal limits of Kolkata, in the District of

A-4059  
E 7  
9-55  
15  
4  
415

Stamp of Rs. 2112/-  
...registered by  
...via Register No.

No. 18805  
 Sold to L.K. Estate (P) Ltd.  
 189 - Muktaaram Balu St.  
 Kolkata - 70002

Kolkata Collectorate,  
 Treasury

Date 16/11/05

Stamp

4 x 15,000 = 60,000  
 1 x 10,000 = 10,000  
 1 x 100 = ?

100 Presented for Registration 145 PM  
 at Kolkata Registration Office  
 on the 23rd day of Nov. 20 05

By Suresh K. Goel  
 ADDITIONAL REGISTRAR OF  
 ASSURANCES-1, KOLKATA. 23.11.05

Mr. Suresh K. Goel  
 (SURESH KUMAR GOEL)



15820

L.K. Estate Pvt. Ltd.  
 Director



15820

Prasenjit Dutta



15824

Prasenjit Dutta



Suresh K. Goel Director of  
 L.K. Estate Pvt. Ltd. of 189  
 Muktaaram Balu St. P. 8 Jore  
 Shanko Kolkata-73  
 Bharati Datta Prasenjit Dutta  
 Durgit Datta widow and  
 sons of Prasenjit Kumar Datta  
 at 5 A Chandra Nath Chatterjee  
 St also known as Chandra  
 Chatterjee St P. 8 Shyamapara  
 Kol-25

Durgit Datta 310  
 Prasenjit K. Datta 5  
 Chandra Nath Chatterjee  
 St Kol-25 (Service)

ADDITIONAL REGISTRAR OF  
 ASSURANCES-1, KOLKATA  
 23.11.05

Prasenjit Datta  
 5/a Prasenjit Datta  
 S. Chandra Nath Chatterjee  
 Street Kol-25, (Service)



04BB 324723

2.

24-Parganas (South), hereinafter collectively referred to as "the VENDORS" (which expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs, executors, administrators and representatives) of the ONE PART AND L. K. ESTATES PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 and having its registered office at No.189,

No. 18805  
C. U. Estate (P) Ltd  
189- Muktesam Babu St.  
Kolkata-7

Kolkata Collectorate,  
Treasury

₹

Dated 16/11/2005

4x15 000	=	60,000
1x10 000	=	10,000
1x 100	=	100
		<hr/>
		70,100



15825

Devjit  
(DEVJIT DUTTA)



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.



04BB 324724

3.

Muktaram Babu Street, P.S. Jorashanko, Kolkata - 700073,  
hereinafter referred to as "the PURCHASER" (which  
expression shall unless excluded by or repugnant to the  
context be deemed to include its successor or successors,  
representatives and assigns) of the OTHER PART :

No. 18805  
L.K. Estate (P) Ltd  
189 - Muktagam Babu St.  
Kolkata - 7

Kolkata Collectorate,  
Treasury

  
Treasurer

Dated... 16/11/2005.

4415 000	=	60,000
1210 000	=	10,000
12 100	=	100
		<hr/>
		70,100



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA



04BB 324725

4.

WHEREAS :

- 1) At all material times and until as hereinafter mentioned one Priyanath Duta was seised and possessed of or otherwise well and sufficiently entitled to as an absolute estate of inheritance or an estate equivalent thereto FIRSTLY ALL THAT the brick built building, messuage, tenement or dwelling house together with the piece or parcel of revenue free land thereunto belonging whereon or on part whereof the same are erected and built

No. 18805

L.K. Estate (P) Ltd.  
189 - Mukteswar Babu Street  
Kolkata - F.S.S. 7

Kolkata Corporation  
Treasury

Rs. 70,100

dated 16/11/2005

4x15000	=	60,000
1x10000	=	10,000
1x100	=	100
		<hr/>
		70,100



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA





06AA 276835

5.

and containing by estimation an area of 5 Cottahs  
6 Chittacks and 10 Sq.ft. be the same a little  
more or less situate lying at and being premises  
No.4, Chandra Nath Chatterjee Street also known  
as Chandra Chatterjee Street, within the  
municipal limits of Kolkata; SECONDLY ALL  
THAT the brick built building, messuage, tenement  
or dwelling house together with the piece or  
parcel of revenue free land thereunto belonging

No. 18805  
L.K. Estate (P) Ltd.  
189 = Mukherjee Babu St.  
Kolkata-1

Joint Collector  
Trib. 189

8  
Etc.

16/11/2025

4 x 15,000	=	60,000
1 x 10,000	=	10,000
1 x 100	=	100
		<hr/>
		70,100



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA

100Rs.



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

01AA 496522

6.

whereon or on part whereof the same are erected and built and containing by estimation an area of 8 Cottahs 13 Chittacks and 19 Sq.ft. be the same a little more or less situate lying at and being premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street, within the municipal limits of Kolkata; AND THIRDLY ALL THAT the brick built building, messuage, tenement or dwelling house together with the piece or

D. No. 18805  
sold to L.K. Estate (P) Ltd.  
of 189 - Muktarom Babu St.  
Kolkata - 7

Kolkata Collectorate,  
Treasury

By 

Dated 16/11 2005.

4 x 15000	=	60,000
1 x 10000	=	10,000
1 x 100	=	100
		<hr/>
		70,100



ADDITIONAL REGISTRAR OF  
ASSURANCES - KOLKATA

parcel of revenue free land thereunto belonging whereon or on part whereof the same are erected and built and containing by estimation an area of 1 Cottah 2 Chittacks and 10 Sq.ft. be the same a little more or less situate lying at and being premises No.3/3, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street, within the municipal limits of Kolkata and hereinafter for the sake of brevity collectively referred to as the "Entire Property" free from all encumbrances and liabilities whatsoever.

- 2) The said Priyanath Dutta who was in his life time and at the time of his death a Hindu governed by the Bengal School of Hindu law died intestate on or about the 21<sup>st</sup> day of December, 1931 leaving behind his sole widow Sm. Sailabala Dutta, his three sons, namely, Rabindra Nath Dutta, Bimal Kumar Dutta and Nirmal Kumar Dutta and four daughters, namely, Sm. Kamala Ghosh, Sm. Susama Ghosh, Sm. Mira Rani Mitra and Sm. Shanti Neogi and leaving behind the said Entire Property.
- 3) The said Sm. Sailabala Dutta, the said Rabindra Nath Dutta, the said Bimal Kumar Dutta and the said Nirmal Kumar Dutta were entitled to the said



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

Entire Property in equal shares absolutely and forever.

- 4) The said Rabindra Nath Dutta who was in his life time and at the time of his death a Hindu governed by the Hindu Succession Act died intestate on or about the 15<sup>th</sup> day of July, 1967 leaving behind his sole widow Sm. Reba Rani Dutta, his three sons, namely, Pranab Kumar Dutta, Prabir Kumar Dutta, Pratap Kumar Dutta, his two daughters, namely, Sm. Anju Rani Basu and Sm. Manju Rani Basu and his mother the said Sm. Sailabala Dutta as his heiresses and heirs him surviving and leaving behind an undivided 1/4<sup>th</sup> part or share of and in the said Entire Property who became jointly entitled to the same in equal shares absolutely and forever.
- 5) The said Sm. Sailabala Dutta who was in her life time and at the time of her death a Hindu governed by the Hindu Succession Act died intestate on or about the 4<sup>th</sup> day of July, 1971 leaving behind her two sons, Bimal Kumar Dutta, Nirmal Kumar Dutta and four daughters, Sm. Kamala Ghosh, Sm. Susama Ghosh, Sm. Mira Rani Mitra and Sm. Shanti Neogi and Sm. Reba Rani Dutta her daughter-in-law being the widow of her



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.



predeceased son the said Rabindra Nath Dutta, deceased and her three grand-sons, namely, Pranab Kumar Dutta, Prabir Kumar Dutta and Pratap Kumar Dutta being her grand-sons being the sons of her predeceased son the said Rabindra Nath Dutta, deceased and her two grand-daughters, namely, Sm. Anju Rani Basu and Sm. Manju Rani Basu being the daughters of her predeceased son the said Rabindra Nath Dutta, deceased and leaving behind an undivided  $8/24^{\text{th}}$  part or share of and in the said Entire Property who became jointly entitled to the same according to the shares prescribed in the said Hindu Succession Act.

- 6) The said Sm. Shanti Neogi who was in her life and at the time of her death a Hindu governed by the Hindu Succession Act died intestate on or about the 14<sup>th</sup> day of June, 1973 leaving behind her only son Sri Jayanta Neogi and her two daughters, namely, Sm. Gopa Neogi also known as Gopa Ghosh, Sm. Shampa Neogi alias Swapna Neogi also known as Swapna Ghosh and leaving behind an undivided proportionate part or share of and in the said Entire Property inherited by her from her moher the said Sailabala Dutta, deceased, who became jointly entitled to the same in equal shares absolutely and forever.



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

- 7) The said Sm. Susama Ghosh, who was in her life time and at the time of her death a Hindu governed by the Hindu Succession Act died intestate on 12<sup>th</sup> August, 1974 leaving behind her only son Brajendra Nath Ghosh, her three daughters, namely, Ilu Dutta, Ruby Dutta and Lila Bose and leaving behind an undivided proportionate part or share of and in the said Entire Property inherited by her from her mother the said Sailabala Dutta, deceased who became jointly entitled to the same in equal shares absolutely and forever.
- 8) The said Sm. Mira Rani Mitra who was in her life time and at the time of her death a Hindu governed by the Hindu Succession Act died intestate on 26<sup>th</sup> June, 1976 leaving behind her three sons, Tarun Kumar Mitra, Barun Kumar Mitra and Swapan Kumar Mitra and two daughters, namely, Sm. Karabi Dey and Sm. Purabi Basu and leaving behind an undivided proportionate part or share of and in the said Entire Property inherited by her from her mother the said Sailabala Dutta, deceased who became jointly entitled to the same in equal shares absolutely and forever.



**ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.**

- 9) The said Sm. Kamala Ghosh who was in her life time and at the time of her death a Hindu governed by the Hindu Succession Act died intestate on 11<sup>th</sup> November, 1978 leaving behind her only son Prabhat Kumar Ghosh and leaving behind an undivided proportionate part or share of and in the said Entire Property inherited by her from her mother the said Sailabala Dutta, deceased who became entitled to the same absolutely and forever.
- 10) The said Nirmal Kumar Dutta who was in his life time and at the time of his death a Hindu governed by the Hindu Succession Act died intestate as bachelor on 28<sup>th</sup> December, 1991 leaving behind her only brother Bimal Kumar Dutta and leaving behind an undivided proportionate part or share of and in the said Entire Property inherited by him after the demise of his parents Priyanath Dutta, deceased and Sailabala Dutta, deceased respectively who became entitled to the same absolutely and forever.
- 11) By a Bengali Deed of Gift dated the 24<sup>th</sup> March, 1992 and made between the said Brajendra Nath Ghosh, Sm. Ilu Dutta, Sm. Ruby Dutta, Sm. Lila Bose, Sri Prabhat Kumar Ghosh, Sri Tarun Kumar



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

estate of inheritance or an estate equivalent thereto ALL THAT the said Entire Property (out of which the said Bimal Kumar Dutta became entitled to an undivided proportionate part or share of and in the said Entire Property while the remaining undivided proportionate part or share of and in the said Entire Property became jointly entitled to the said Sm. Reba Rani Dutta, the said Pranab Kumar Dutta, the said Prabir Kumar Dutta, the said Pratap Kumar Dutta, the said Sm. Anju Rani Bose and Sm. Manju Rani Bose) free from all encumbrances and liabilities whatsoever.

- 13) By a Bengali Deed of Partition dated the 24<sup>th</sup> day of March, 1992 and registered at the office of the Registrar of Assurances at Kolkata in Book No.I, Volume No. \_\_\_\_\_ at Pages \_\_\_ to \_\_\_ Being No.6328 for the year 1992 and made between the said Bimal Kumar Dutta and the said Reba Rani Dutta, Pranab Kumar Dutta, Prabir Kumar Dutta, Pratap Kumar Dutta, Sm. Anju Rani Bose and Sm. Manju Rani Bose, the said Entire Property more particularly described in Schedule "Ka" thereunder written being Item Nos.1 and 2 were divided into two lots bearing Lot No.A and Lot No.B and the said Lot No.B was exclusively allotted to the said Reba Rani Dutta, Prabir



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.



Kumar Dutta, Pranab Kumar Dutta, Pratap Kumar Dutta, Sm. Anju Rani Bose and Sm. Manju Rani Bose and more particularly described in Schedule "Ga" thereunder written and delineated in the map or plan thereto annexed and thereon bordered Yellow absolutely and forever free from all encumbrances and liabilities whatsoever.

- 14) The said Lot No.B allotted to the said Reba Rani Dutta, Prabir Kumar Dutta, Pranab Kumar Dutta, Pratap Kumar Dutta, Sm. Anju Rani Bose and Sm. Manju Rani Bose being ALL THAT the brick built building, messuage, tenement or dwelling house together with the piece or parcel of revenue free land thereunto belonging whereon or on part whereof the same are erected and built and containing by estimation an area of 6 Cottahas 15 Chittacks and 19 Sq.ft. be the same a little more or less situate lying at and being the divided and demarcated part or portion of premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street, within the municipal limits of Kolkata and hereinbefore as well as hereinafter referred to as the "Lot No.B" free from all encumbrances and liabilities whatsoever.



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

- 15) The said Sm. Reba Rani Dutta who was in her life time and at the time of her death a Hindu governed by the Hindu Succession Act died intestate on or about the 7<sup>th</sup> day of September, 1994 leaving behind the proportionate share, right, title and interest of and in the said Lot No.B and leaving behind her three sons, namely, Prabir Kumar Dutta, Pranab Kumar Dutta, Pratap Kumar Dutta and two daughters, namely, Sm. Anju Rani Bose and Sm. Manju Rani Bose as her heiresses and heirs her surviving who became jointly entitled to the said undivided proportionate share, right, title and interest of and in the said Lot No.B absolutely and forever free from all encumbrances and liabilities whatsoever.
- 16) The said Pranab Kumar Dutta who was in his life time and at the time of his death a Hindu governed by the Hindu Succession Act died intestate on or about the 15<sup>th</sup> day of January, 2000 leaving behind the proportionate share, right, title and interest of and in the said Lot No.B and leaving behind Sm. Bharati Duta and Sm. Shovana Dutta, his widows and his two sons, Prasenjit Dutta and Devjit Dutta and his two daughters Sm. Sharmisha Ghosh Dastidar and Sm. Paramita Dutta as his heiresses and heirs him



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

surviving who became jointly entitled to the right, title, interest and share of the said Pranab Kumar Dutta deceased of and in the said Lot No.B absolutely and forever free from all encumbrances and liabilities whatsoever.

- 17) The said Lot No.B partly is in the occupation, possession and enjoyment of the said Prabir Kumar Dutta, Pratap Kumar Dutta, Sm. Anju Rani Bose, Sm. Manju Rani Bose, Sm. Bharati Dutta, Prasenjit Dutta and Devjit Dutta, Sm. Shovana Dutta, Sm. Sharmistha Ghosh Dastidar and Smt. Paramita Dutta and the remaining part or portion of the said Lot No.B are in the occupation, possession and enjoyment of several monthly tenants.
- 18) In the premises, the said Prabir Kumar Dutta, Pratap Kumar Dutta, Sm. Anju Rani Bose, Sm. Manju Rani Bose, Sm. Bharati Dutta, Prasenjit Dutta and Devjit Dutta, Sm. Shovana Dutta, Smt. Sharmistha Ghosh Dastidar and Smt. Paramita Dutta are thus seised and possessed of or otherwise well and sufficiently entitled to as an absolute estate of inheritance or an estate equivalent to ALL THAT the brick built building, messuage, tenement or dwelling house together with the piece or parcel of revenue free land thereunto belonging whereon or on part whereof the same are erected and built and containing by estimation an area of 6 Cottahs



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.

15 Chittacks and 19 Sq.ft. be the same a little more or less situate lying at and being the divided and demarcated part or portion of premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street within the municipal limits of Calcutta, more particularly described in the First Schedule hereunder written and hereinafter for the sake of brevity referred to as the "said property" free from all encumbrances and liabilities whatsoever. Each of the said Prabir Kumar Dutta, Pratap Kumar Dutta, Sm. anju Rani Bose and Sm. Manju Rani Bose, is entitled to an undivided  $1/5^{\text{th}}$  part or share of and in the said property and the said Sm. Bharati Dutta, Prasenjit Dutta, Devjit Dutta, Smt. Shovana Dutta, Smt. Sharmistha Ghosh Destidar and Smt. Paramita Dutta are jointly entitled to the remaining undivided  $1/5^{\text{th}}$  part or share of and in the said property.

- 19) The said property is in the occupation, possession and enjoyment of the several monthly tenants, particulars whereof are set out in the Second Schedule hereunder written.
- 20) The Vendors have agreed to sell and the Purchaser has agreed to purchase absolutely ALL THAT the undivided one-tenth part or share of and in ALL THAT the said property more particularly described in the Third Schedule hereunder written



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.



and hereinafter for the sake of brevity referred to as the "said premises" at or for the price or consideration of Rs.3,70,000/- (Rupees Three lacs and Seventy thousand only) free from all encumbrances and liabilities whatsoever but subject to the existing tenancies as aforesaid, particulars whereof are set out in the Second Schedule hereunder written.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement and in consideration of the sum of Rs.3,70,000/- (Rupees Three lacs and Seventy thousand only) paid by the Purchaser to the Vendors at or before the execution of these presents (the receipt whereof the Vendors do and each of them doth hereby as well as by the receipt for the same hereunder written, admit and acknowledge and of and from the same and every part thereof doth hereby acquit, release, forever, discharge the Purchaser and the property hereby conveyed) the Vendors do and each of them doth hereby grant, sell, convey, transfer, assign and assure unto and in favour of the Purchaser ALL THAT the undivided 1/10<sup>th</sup> part or share of and in ALL THAT the brick built building, messuage, tenement or dwelling house together with the piece or parcel of revenue free land thereunto belonging whereon or on part whereof the same are erected and built and containing by estimation an area of 6 Cottah 15 Chittacks and 19 Sq.ft. be the same a



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

little more or less situate lying at and being the divided and demarcated part or portion of premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street within the municipal limits of Calcutta, more particularly described in the said First Schedule hereunder written and hereinbefore as well as hereinafter for the sake of brevity referred to as the "said premises" OR HOWSOEVER OTHERWISE the said premises or any part thereof now are or is or at any time or times heretofore were or was situated, butted, bounded, called, known, numbered, described or distinguished Together With all paths, passages, waters, water-courses, sewers, drains and all manner of former and other lights, rights, liberties, easements, privileges, emoluments, advantages, appendages and appurtenances whatsoever to the said premises belonging or in anywise appertaining or usually held, used, occupied or enjoyed therewith or reputed to belong or be appurtenant thereto respectively AND the reversion or reversions, remainder or remainders AND all the rents, issues and profits thereof AND all and every part thereof AND all the legal incidence thereof AND all the estate, right, title, interest, inheritance, use, property, possession, claim and demand whatsoever both at law and in equity of the Vendors into upon or in respect of the said premises and every part thereof herein comprised and hereby granted and transferred and every part thereof AND all deeds, pottahs, muniments, writings and evidences of title which in anywise relating



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.

to the said premises or any part thereof which now are or hereafter shall or may be in the custody, power or possession of the Vendors or any person or persons from whom the Vendors can or may procure the same without any action or suit at law or in equity TO HAVE AND TO HOLD the said premises AND ALL AND SINGULAR other the premises herein comprised and hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be Together With all other rights, interests, members and appurtenances belonging thereunto and every part thereof respectively unto and to the use of the Purchaser absolutely and forever free from all mortgages, charges, liens, lispensens, encumbrances and liabilities whatsoever but subject to the existing tenancies as aforesaid.

2. The Vendors do and each of them doth hereby covenant with the Purchaser (1) that the Vendors are absolutely seised and possessed of or otherwise well and sufficiently entitled to the said premises free from all encumbrances and liabilities whatsoever but subject to the existing tenancies as aforesaid and (2) that the Vendors have good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure ALL AND SINGULAR the said premises hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the use of the Purchaser in manner aforesaid according to the true intent and meaning



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.

of these presents free from all encumbrances and liabilities whatsoever but subject to the existing tenancies as aforesaid and (3) that the Purchaser shall and will and may from time to time and at all times hereafter peaceably and quietly enter into hold, possess and enjoy the said premises hereby granted, sold, conveyed and transferred and receive and enjoy the rents, issues and profits thereof and every part thereof without any lawful let, suit, trouble, eviction, interruption, disturbance, claim or demand whatsoever from of or by the Vendors or any other person or persons whosoever lawfully or equitably claiming from through under or in trust for the Vendors and (4) that 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 Vendors well and sufficiently saved, defended, kept harmless and indemnified of from and against all estates, charges, mortgages, pledges, hypothecation, liens, dispendens, debts, attachments (including attachment under any Certificate Case or Proceedings) executions encumbrances and liabilities whatsoever made or suffered by the Vendors and (5) that the Vendors do and each of them doth hereby further covenant with the Purchaser and declare that no notice has been served upon the Vendors for acquisition and/or requisition of the said premises or any part thereof and that the said premises or any part thereof is not affected by any legal and/or statutory restriction



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.



or impediment or embargo and that no proceedings are pending in any Court or Tribunal or any other Competent Authority for acquisitioning or requisitioning the said premises or any part thereof and (6) that the Vendors do and each of them doth hereby further covenant with the Purchaser that the Vendors have not at anytime done, executed or performed or suffered to the contrary or been party or privy to any act, deed, matter or thing whereby or by reason or by means whereof the said premises is or may be impeached, charged, encumbered or affected by reason whereof the Vendors may be prevented from conveying the said premises in manner as aforesaid and (7) FURTHER THAT the Vendors and all persons having or lawfully or equitably claiming any estate, right, title or interest property claim and demand whatsoever into or upon the said premises hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be or any part thereof from through under or in trust for the Vendors shall and will from time to time and at all times hereafter at the request and costs of the Purchaser make, do, acknowledge and execute or cause to be made, done, acknowledged and executed all such acts, deeds, matters and things whatsoever for further better and more perfectly and effectually granting, transferring and assuring the said premises and every part or parcel thereof unto and to the use of the Purchaser as shall or may be reasonably required.



**ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.**

THE FIRST SCHEDULE ABOVE REFERRED TO

ALL THAT the brick built building, messuage, tenement or dwelling house together with the piece or parcel of revenue free land thereunto belonging whereon or on part whereof the same are erected and built and containing by estimation an area of 6 Cottah 15 Chittacks and 19 Sq.ft. be the same a little more or less situate lying at and being the divided and demarcated part or portion of premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street, within the municipal limits of Kolkata, P.S. Bhawanipore, Sub-Registry office Alipore, District Registration Office Alipore, Pin Code - 700025 in the District of 24-Parganas (South), Kolkata Municipal Corporation Ward No.71 and butted and bounded in the manner following, i.e. to say :

- ON THE NORTH : By premises No.5B, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street;
- ON THE EAST : By portion of premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street allotted to Smt. Nupur Dutta & ors.;
- ON THE SOUTH : By Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street;

And



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.

ON THE WEST : By premises No.6, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street;

The covered area of the building is 1507 Sq.ft. more or less and the construction of the same was done prior to 1931.

THE SECOND SCHEDULE ABOVE REFERRED TO

(LIST OF TENANTS)

RE: Premises No.5, Chandra Nath Chatterjee Street also known as Chandra Chatterjee Street.

<u>SL. NO.</u>	<u>NAME OF THE TENANTS</u>	<u>AREA OCCUPIED BY THE TENANTS</u>	<u>RENT PER MONTH (Rs.)</u>
1.	Gurudayal Singh.	60 Sq.ft. on the ground floor.	80/-
2.	Harbhajan Singh.	220 Sq.ft. on the ground floor.	220/-
3.	Ranjit Kaur.	60 Sq.ft. on the ground floor.	200/-
4.	Indrajit Barman.	120 Sq.ft. on the ground floor.	600/-
5.	Malati Thakur.	153 Sq.ft. on the ground floor.	350/-
6.	Kharag Singh.	100 Sq.ft. on the ground floor.	300/-
7.	Darshan Singh.	104 Sq.ft. on the ground floor.	195/-
8.	Gurubux Singh.	110 Sq.ft. on the ground floor.	225/-
9.	Tarak Mukherjee.	126 Sq.ft. on the ground floor.	350/-
10.	Ajit Yadav & Udoy Jagtap.	93 Sq.ft. on the ground floor.	700/-
11.	Purnachandra Das.	50 Sq.ft. on the ground floor.	75/-



ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA.

Street allotted to Smt. Nupur  
Dutta & ors.;

ON THE SOUTH : By Chandra Nath Chatterjee Street  
— also known as Chandra Chatterjee  
Street;

And

ON THE WEST : By premises No.6, Chandra Nath  
Chatterjee Street also known as  
Chandra Chatterjee Street;

The covered area of the building is 1507 Sq.ft. more  
or less and the construction of the same was done prior to  
1931.

IN WITNESS WHEREOF the PARTIES hereto have executed  
these presents the day month and year first above written.

SIGNED SEALED AND DELIVERED by  
the VENDORS at Kolkata in the  
presence of :

*Devjit Dutta*  
Prosujit Dutta  
*DK*  
(DEVJIT DUTTA)

*Devjit Dutta*  
(Business) 9, Chandra Nath Chatterjee St. Kol-25

SIGNED SEALED AND DELIVERED by  
the PURCHASER at Kolkata in the  
presence of :

L. K. Estate Pvt. Ltd.  
*L. K.*  
Director.

*Devjit Dutta*



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.



RECEIVED of and from the within-named Purchaser the within-mentioned sum of Rs.3,70,000/- (Rupees Three lacs and Seventy thousand only) being the within mentioned consideration money expressed to have been paid by the Purchaser to the Vendors as per

Memo of Consideration below :

Rs.3,70,000/-

MEMO OF CONSIDERATION

By amount paid as earnest in cash - - - Rs 20,000/-  
 Balance by amount paid by draft No 923754  
 dated 21/11/05 issued by State Bank of Patiala  
 Canal Street Calcutta at the instance of the  
 Purchaser in favour of the vendors - - - Rs 3,50,000/-

total Rs 3,70,000/-

(Rupees Three lacs and Seventy thousand only)

9/11/05

Prasenjit-Dutta.

DD

Witness:

Sayyid Khali.



ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

## SPECIMEN FORM FOR TEN FINGERPRINTS



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

Joshi



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

S. J. Joshi



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

Prasanna D. D. D.



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

M. S. Joshi

REGD. FR  
NO. D  
PG. 1 15 35  
BELT NO. 00172  
2116

DATED THIS DAY OF 2005

BETWEEN

SMT. BHARATI DUTTA & ORS.

AND

L. K. ESTATES PRIVATE LIMITED



*[Signature]*  
REGISTRAR OF  
ASSURANCES-1, KOLKATA.  
17/1/06



CONVEYANCE

*[Signature]*  
29/11/05

ADDITIONAL REGISTRAR OF  
ASSURANCES-1, KOLKATA.

*Scanned  
17/1/06*

S. K. MUKHERJEE,  
Advocate,  
High Court, Calcutta.