

7982/21

F-7928/21



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

G 248432

G 248432

8-10-21  
 1-2550996/21  
 21=10 km.

Visit Commission Case No. 1092/21



*Mhowelberry*

**Paras Developers**  
*Shateek Agarwal*  
**Partner**

## DEED OF CONVEYANCE

THIS DEED OF SALE IS MADE ON THIS THE 08<sup>TH</sup> DAY OF

OCTOBER, 2021.

Certified that the Document is admitted to Registration and the Signature Sheet and the Endorsement Sheet attached to this Document are part of this Document.

Adl. District Sub-Registrar  
 Bhakti Nagar, Jalpaiguri

09 OCT 2021

*Choi*

N. J. Stamp

SL. No. 390 Date 07.10.21

Sold to Paras Developers

of Serone Road, Siliguri

Value 5000/- Rupees Five Thousand only

*Sanku*  
JAYABRATA BANIK

Govt. Stamp Vender  
A.D.S.R. Office Bagdogra  
L/No- 539-R.M/Darjeeling  
Year 2007

*U Chowdhury*



1761

*U Chowdhury*



1762



Add. District Sub-Registrar  
Bhakti Nagar, Jalpaiguri

08 OCT 2021

Paras Developers  
Prateek Agarnwal  
Partner

*Vikash Shah  
S/o Lt. Pankaj Anand Shah  
Serone Road  
Siliguri.  
P.O. Serone Road  
P.S. Bhaktinagar  
Dist. Jalpaiguri.*

: 2 :

*Alchowdhary*

**Paras Developers**  
*Prateek Agarwal*  
**Partner**

Area : 0.3129 Acres  
Plot No. : 429 ( R.S. )  
97 ( L.R. )  
Khatian No. : 321/1 ( R.S. )  
413 ( L.R. )  
Mouza : Dabgram  
Sheet No. : 8 ( R.S. )  
39 ( L.R. )  
J.L. No. : 2  
P.S. : Bhaktinagar  
District : Jalpaiguri  
Consideration : Rs.6,44,76,000.00

**BETWEEN**

**PARAS DEVELOPERS**, a Partnership Firm, having its Office at 3<sup>rd</sup> Floor, City Mall, Sevoke Road, Siliguri, P.O. and P.S. - Siliguri, District - Darjeeling, PIN - 734001, in the State of West Bengal, represented by its **Partner - SRI PRATEEK AGARWAL**, son of Sri Deepak Kumar Agarwal, Indian by Nationality, Hindu by faith, Business by occupation, residing at Mahabirsthan, Siliguri, P.O. - Siliguri Town, P.S. - Siliguri, District - Darjeeling, PIN - 734004, in the State of West Bengal, hereinafter called the "**PURCHASER**" ( which expression shall unless excluded by or repugnant to the context be deemed to include its partners, executors, successors-in-office, representatives, administrators and assignees ) of the "**ONE PART**".  
( I.T. PAN - ABAFP1768R )

*Prateek*

*M Chowdhury*  
**Paras Developers**  
*Prateek Agarwal*  
**Partner**

: 3 :

**AND**

**SMT. MANJU CHOWDHURY**, wife of Sri Pitambar Chowdhury, Indian by Nationality, Hindu by faith, House-wife by occupation residing at 403, Triton ( Greenfields Estate ), A B Nair Road, Juhu, Andheri, Mumbai, P.O. and P.S. - Juhu, District - Mumbai, PIN - 400049, in the State of Maharashtra, hereinafter called the " **VENDOR** " ( which expression shall unless excluded by or repugnant to the context be deemed to include her heirs, executors, successors, representatives, administrators and assignees ) of the " **OTHER PART** ". ( I.T. PAN - AIIPC4608G )

I. WHEREAS **SMT. MANJU CHOWDHURY**, wife of Sri Pitambar Chowdhury and daughter of Late Ghura Prosad, became the sole, absolute and exclusive owner of all that piece or parcel of land measuring about 0.6257 Acres, forming part of R.S. Plot No.429, recorded in R.S. Khatian No.321/1, situated within Mouza - Dabgram, J.L. No.2, R.S. Sheet No.8, P.S. - Bhaktinagar, District - Jalpaiguri, having permanent, heritable and transferable right, title and interest therein by virtue of Deed of Partition dated 25-04-1991, being Document No.3885 for the year 1991, registered in the Office of the Sub-Registrar, Siliguri, and the said land was subsequently recorded in her name in the record of rights, being L.R. Khatian No.413, forming part of L.R. Plot No.97, situated within Mouza - Dabgram, J.L. No.2, L.R. Sheet No.39, P.S. - Bhaktinagar, District - Jalpaiguri.

II. AND WHEREAS abovenamed **SMT. MANJU CHOWDHURY** ( the Vendor of these presents ) has now firmly and finally decided to sell and has offered for sale to the Purchaser of these presents all that piece or parcel of land measuring about 0.3129 Acres out of the aforesaid land measuring 0.6257 Acres, more particularly described in the Schedule given hereinbelow, for a valuable consideration of Rs.6,44,76,000.00 ( Rupees Six Crores Forty Four Lakhs Seventy Six Thousand ) only.

*Prateek*  
*Agarwal*

*Uchawachury*  
**Paras Developers**  
*Prateek Agarwal*  
**Partner**

: 4 :

III. AND WHEREAS the Purchaser being in need of a suitable property in the locality where the Scheduled land is situated has agreed to purchase the Scheduled land for a valuable consideration of Rs.6,44,76,000.00 ( Rupees Six Crores Forty Four Lakhs Seventy Six Thousand ) only, considering it to be the prevailing market price, free from all encumbrances and charges whatsoever.

IV. NOW THIS INDENTURE OF SALE WITNESSETH that in pursuance of the aforesaid offer, acceptance and in consideration of Rs.6,44,76,000.00 ( Rupees Six Crores Forty Four Lakhs Seventy Six Thousand) only, paid by the Purchaser to the Vendor, by Cheque/RTGS, the receipt of which is acknowledged by the Vendor by the execution of these presents, the Vendor do hereby grants full discharge to the Purchaser from the payment thereof and the Vendor do hereby assigns, sells, grants, conveys and transfers absolutely and forever the said below Scheduled land and makes over possession thereof unto and in favour of the Purchaser peaceably and quietly together with all right, title, hereditaments, easements, liberties, appurtenances, etc., whatsoever in any way belonging to or purported to belong or which was/were so long being enjoyed by the Vendor therewith with permanent heritable and transferable right, title and interest therein without any objection, claim, interference or interruption from the Vendor or any person claiming under her subject to the payment of land revenue and other taxes to the Superior Landlord - now the Government of West Bengal and/or such other authorities as law may provide from time to time in future.

*Prateek Agarwal*

: 5 :

*Alchowdhury*

**Paras Developers**

*Prateek Agarwal*  
**Partner**

A) The Vendor declares that the interest which she professes to transfer hereby subsists as on the date of these presents and the Vendor has not previously transferred, mortgaged, contracted for sale or otherwise the said below Scheduled land or any part thereof in favour of any other party or person/s and the property hereby transferred, expressed or intended so to be transferred suffers from no defect of title and that the recitals made hereinabove and hereinafter are all true and in the event of contrary, the Vendor shall be liable to forthwith refund the entire consideration amount in favour of the Purchaser and make good the loss or injury which the Purchaser may suffer or sustain resulting therefrom.

B) The Vendor hereby declares and covenants with the Purchaser that the Vendor is the sole and absolute owner of the Scheduled land and has a clear, legally valid and marketable title thereto and therefore, an absolute right to sell and convey the same to the Purchaser in terms of this Deed. The Vendor further declares that the Vendor has not done any acts, deeds or things so as to curtail, restrict or prejudice her right to convey or prevent her from selling the Scheduled land in terms of this Deed and the Purchaser shall hereinafter peacefully and quietly possess and enjoy the Scheduled land without any obstruction and hindrance whatsoever. The Vendor hereby indemnifies and shall keep the Purchaser or its successors-in-title fully indemnified against any action regarding defect in title.

*Alchowdhury*

: 6 :

*M. Chowdhury*

**Paras Developers**

*Prateek Agarwal*

**Partner**

- C) The Vendor further covenants that the Scheduled land or any portion thereof is not affected by any attachment including the attachment under any certificate case or any proceeding started at the instant of the Income Tax Authorities or other Government Authorities under the Public Demand Recovery Act or any other act or case or otherwise whatsoever or howsoever and there is no certificate case or proceeding pending against the Vendor or any of her predecessors in title for realization of taxes or duties or otherwise under the Public Demand Recovery Act or any other acts for the time being in force.
- D) The Vendor hereby assures the Purchaser that all taxes and levies on the Scheduled land has been paid up to date and the arrears, if any, till the date of these presents shall be duly paid by the Vendor.
- E) The Vendor further declares that neither any part or portion of the Scheduled land has ever vested in the State under the provisions of the West Bengal Land Reforms Act, 1955 or the West Bengal Estate Acquisition Act, 1953 or any other act or statute applicable to the Scheduled land nor is there any case pending under such acts or statutes.
- F) The Vendor further declares that there is no suit or litigation filed by or pending against the Vendor in any Court of Law concerning the Scheduled land or any part thereof.
- G) The Vendor hereby undertakes to take all actions and to execute all documents as may be required to be done or executed for fully assuring right, title and interest of the Purchaser to the below Scheduled land conveyed at the cost of the Purchaser.

*Prateek Agarwal*

: 7 :

M Chowdhury

Paras Developers

Prateek Agarwal.  
Partner

### SCHEDULE

All that piece or parcel of vacant land measuring 0.3129 Acres, forming part of R.S. Plot No.429 corresponding to L.R. Plot No.97, recorded in R.S. Khatian No.321/1 corresponding to L.R. Khatian No.413, situated within Mouza - Dabgram, R.S. Sheet No.8 corresponding to L.R. Sheet No.39, J.L. No.2, located in Pranami Mandir Road Bye Lane, in Ward No.40 of Siliguri Municipal Corporation, P.S. - Bhaktinagar, District - Jalpaiguri.

The said land, recorded as *Dahala* in the Record of Rights and proposed to be used as *Bastu*, is bound and butted as follows :-

- By North - Land of Smt. Shriti Raj and Another,  
By South - Land of the Vendor,  
By East - Rajshri Apartment,  
By West - 16 Feet wide Road connected to Pranami Mandir Road.





: 8 :

IN WITNESSES WHEREOF THE VENDOR AND THE AUTHORISED SIGNATORY OF THE PURCHASER IN GOOD HEALTH AND CONSCIOUS MIND HAVE PUT THEIR SIGNATURES ON THIS DEED OF SALE ON THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

WITNESSES :

1. VIKASH SHAH  
Vilash Shah  
S/o H. Dinaksh Prasad Shah  
Sevate Road,  
Siliguri.  
P.O. Sevate Road  
P.S. Bhaktinagar.  
Dist. Jalpaiguri.

2. Prateek  
Prateek Agarwal.  
S/o Kamal Kumar Agarwal,  
Halempara,  
Siliguri - 734001  
#9733500123

The contents of this document have been gone through and understood personally by the Vendor and the Purchaser.

Alchowdhury

VENDOR

**Paras Developers**

Prateek Agarwal.  
Partner

PURCHASER

Drafted as per the instructions of the parties and explained the contents to them and printed in my office.

Kamal K. Kedia

K.K.Kedia  
Advocate, Siliguri  
E.No.F/6/92.

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

MANJU CHOWDHURY  
GHURA PRASAD SHAH  
01/07/1964

Permanent Account Number

**AIIPC4608G**

Signature



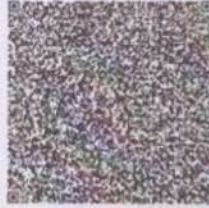
*Manju Chowdhury*



भारतीय वि  
भारत सरकार  
Unique Identification Authority of India  
Government of India

नोंदविण्याचा क्रमांक / Enrollment No.: 2722/40049/00136

To  
मंजू चौधरी  
Manju Chowdhury  
C/O Pitambar Chowdhury  
403, triton (greenfields Estate) A B Nair road  
Mumbai  
Juhu  
Andheri Mumbai Suburban  
Maharashtra 400049  
9819877912  
149073289  
17/01/2017  
ME490732890FH



आपला आधार क्रमांक / Your Aadhaar No. :

**3140 7410 6818**

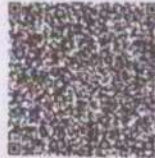
माझे आधार, माझी ओळख



भारत सरकार  
Government of India



मंजू चौधरी  
Manju Chowdhury  
जन्म तारीख / DOB : 01/07/1964  
स्त्री / Female



**3140 7410 6818**

माझे आधार, माझी ओळख

*Chowdhury*

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

ABAFP1768R



नाम / Name  
PARAS DEVELOPERS

03042021

निगमन / गठन की तारीख  
Date of Incorporation / Formation  
18/03/2021

**Paras Developers**

*Prateek Aggarwal*  
**Partner**





भारत सरकार  
Government of India



Issue Date: 26/04/2014



प्रतीक आगरवाल  
Prateek Agarwal  
जन्मतारीख / DOB: 14/02/1998  
पुरुष / MALE



2410 2173 1881

मेरा आधार, मेरी पहचान



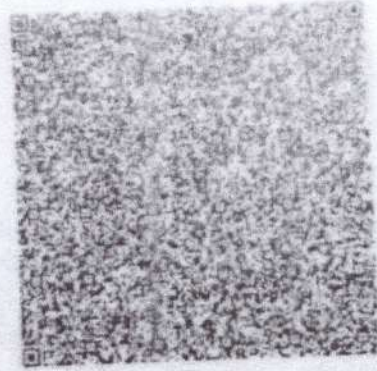
भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India



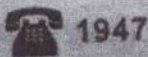
Print Date: 02/04/2021

ठिकाना: महावीरस्थान, शिलिगुरी टाउन, शिलिगुरी,  
शिलिगुरी बाजार, दार्जीलिंग, पश्चिम बंगाल, 734005

Address: MAHABIRSTHAN, SILIGURI  
TOWN, SILIGURI, Siliguri Bazar,  
Darjeeling, West Bengal, 734005



2410 2173 1881



1947



help@uidai.gov.in



www.uidai.gov.in

Prateek Agarwal



ভারত সরকার

Government of India



বিকাশ শা

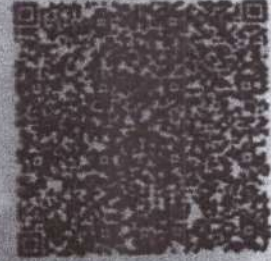
Vikaash Shah

পিতা : দীনেশ প্রসাদ

Father : Dinesh Prasad

জন্মতারিখ / DOB : 08/09/1982

পুরুষ / Male



9050 2773 0570

আধার - সাধারণ মানুষের অধিকার



Unique Identification Authority of India

ঠিকানা:

এম/ও: দীনেশ প্রসাদ, স্বরস্বতী  
রাইস মিল, ২ নং মাইল, সেবক  
রোড, ওয়ার্ড নং ৪০, শিলিগুড়ি  
(পৌরসভা), জলপাইগুড়ি,  
সেভোক রোড, পশ্চিম বঙ্গ,  
734001

Address:

S/O: Dinesh Prasad,  
SWARASWATI RICE MILL, 2ND  
MILE, SEVOKE ROAD, WARD  
NO 40, Siliguri (M.Corp.),  
Jalpaiguri, Sevoke Road, West  
Bengal, 734001

9050 2773 0570



1947  
1800 300 1947



help@uidai.gov.in

www.uidai.gov.in

Vikaash Shah



*Manju Chowdhury*

**FINGER PRINTS OF SMT. MANJU CHOWDHURY ( VENDOR )**

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



*Prateek Agarwal*

*Manju Chowdhury*

SIGNATURE

**FINGER PRINTS OF SRI PRATEEK AGARWAL PARTNER OF PARAS DEVELOPERS ( PURCHASER )**

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

**Paras Developers**

*Prateek Agarwal*

**Partner**

SIGNATURE





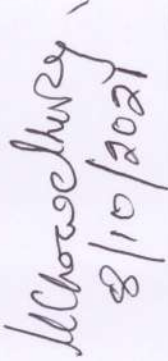


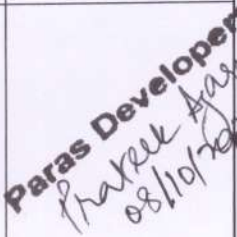
Government of West Bengal

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



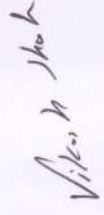
OFFICE OF THE A.D.S.R. BHAKTINAGAR, District Name :Jalpaiguri

Signature / LTI Sheet of Query No/Year 07112002050996/2021

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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Smt MANJU CHOWDHURY A B Nair Road, Juhu, Andheri Mumbai,, Block/Sector: Triton ( Greenfeilds Estate), Flat No: 403, City:- Not Specified, P.O:- Juhu, P.S:-JUHU, District:-Mumbai, Maharashtra, India, PIN:- 400049	Seller			
2	Shri PRATEEK AGARWAL Mahabirsthan, Siliguri, City:- Siliguri Mc, P.O:- Siliguri Town, P.S:- Siliguri, District:- Darjeeling, West Bengal, India, PIN:- 734004	Represent ative of Buyer [PARAS DEVELOP ERS ]			



Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Shri Vikaash Shah Son of Late Dinesh Prasad Sevoke Road, Siliguri, City:- Siliguri Mc, P.O:- Sevoke Road, P.S:- Bhaktinagar, District:- Jalpaiguri, West Bengal, India, PIN:- 734001	Smt MANJU CHOWDHURY, Shri PRATEEK AGARWAL			

*Tulsi Lama*

(Tulsi Lama)

ADDITIONAL DISTRICT  
SUB-REGISTRAR  
OFFICE OF THE A.D.S.R.  
BHAKTINAGAR  
Jalpaiguri, West Bengal

## Major Information of the Deed

Deed No :	I-0711-07928/2021	Date of Registration	09/10/2021
Query No / Year	0711-2002050996/2021	Office where deed is registered	
Query Date	06/10/2021 7:11:33 PM	0711-2002050996/2021	
Applicant Name, Address & Other Details	Kamal Kumar Kedia And Associates S.F. Road, Siliguri,Thana : Siliguri, District : Darjeeling, WEST BENGAL, PIN - 734005, Mobile No. : 8972198324, Status :Solicitor firm		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 6,44,76,000/-	Rs. 6,44,76,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 32,23,820/- (Article:23)	Rs. 6,44,774/- (Article:A(1), E)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: Jalpaiguri, P.S:- Bhaktinagar, Municipality: SILIGURI MC, Road: Pranami Mandir Road Bye Lane Ward No.40, Mouza: Dabgram Sheet No - 8, JI No: 2, Pin Code : 734001

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-429	RS-321/1	Bastu	Dahala	0.3129 Acre	6,44,76,000/-	6,44,76,000/-	Width of Approach Road: 16 Ft., Adjacent to Metal Road,
<b>Grand Total :</b>					<b>31.29Dec</b>	<b>644,76,000 /-</b>	<b>644,76,000 /-</b>	

### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Smt MANJU CHOWDHURY (Presentant )</b> Wife of Shri Pitamber Chowdhury A B Nair Road, Juhu, Andheri Mumbai,, Block/Sector: Triton ( Greenfeilds Estate), Flat No: 403, City:- Not Specified, P.O:- Juhu, P.S:-JUHU, District:-Mumbai, Maharashtra, India, PIN:- 400049 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: Alxxxxx8G, Aadhaar No: 31xxxxxxx6818, Status :Individual, Executed by: Self, Date of Execution: 08/10/2021 , Admitted by: Self, Date of Admission: 08/10/2021 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 08/10/2021 , Admitted by: Self, Date of Admission: 08/10/2021 ,Place : Pvt. Residence

**Buyer Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>PARAS DEVELOPERS</b> 3rd Floor, City Mall, Sevoke Road, Siliguri, City:- Siliguri Mc, P.O:- Siliguri, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734001 , PAN No.:: ABxxxxxx8R,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Shri PRATEEK AGARWAL</b> Son of Shri Deepak Kumar Agarwal Mahabirsthan, Siliguri, City:- Siliguri Mc, P.O:- Siliguri Town, P.S:- Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734004, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Aadhaar No: 24xxxxxxxx1881 Status : Representative, Representative of : PARAS DEVELOPERS (as Partner)

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Shri Vikaash Shah</b> Son of Late Dinesh Prasad Sevoke Road, Siliguri, City:- Siliguri Mc, P.O:- Sevoke Road, P.S:-Bhaktinagar, District:-Jalpaiguri, West Bengal, India, PIN:- 734001			

Identifier Of Smt MANJU CHOWDHURY, Shri PRATEEK AGARWAL

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Smt MANJU CHOWDHURY	PARAS DEVELOPERS-31.29 Dec

Endorsement For Deed Number : I - 071107928 / 2021

On 07-10-2021

**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 6,44,76,000/-

*M. Lama*

Tulsi Lama  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BHAKTINAGAR  
Jalpaiguri, West Bengal

On 08-10-2021

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

Presented for registration at 21:10 hrs on 08-10-2021, at the Private residence by Smt MANJU CHOWDHURY ,Executant.

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

Execution is admitted on 08/10/2021 by Smt MANJU CHOWDHURY, Wife of Shri Pitamber Chowdhury, A B Nair Road, Juhu, Andheri Mumbai,, Sector: Triton ( Greenfields Estate), Flat No: 403, P.O: Juhu, Thana: JUHU, , Mumbai, MAHARASHTRA, India, PIN - 400049, by caste Hindu, by Profession House wife

Indetified by Shri Vikaash Shah, , , Son of Late Dinesh Prasad, Sevoke Road, Siliguri, P.O: Sevoke Road, Thana: Bhaktinagar, , City/Town: SILIGURI MC, Jalpaiguri, WEST BENGAL, India, PIN - 734001, by caste Hindu, by profession Others

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

Execution is admitted on 08-10-2021 by Shri PRATEEK AGARWAL, Partner, PARAS DEVELOPERS (Partnership Firm), 3rd Floor, City Mall, Sevoke Road, Siliguri, City:- Siliguri Mc, P.O:- Siliguri, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734001

Indetified by Shri Vikaash Shah, , , Son of Late Dinesh Prasad, Sevoke Road, Siliguri, P.O: Sevoke Road, Thana: Bhaktinagar, , City/Town: SILIGURI MC, Jalpaiguri, WEST BENGAL, India, PIN - 734001, by caste Hindu, by profession Others

*M. Lama*

Tulsi Lama  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BHAKTINAGAR  
Jalpaiguri, West Bengal

On 09-10-2021

**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 Fees**

Certified that required Registration Fees payable for this document is Rs 6,44,774/- ( A(1) = Rs 6,44,760/- ,E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 6,44,774/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 07/10/2021 12:18PM with Govt. Ref. No: 192021220094494718 on 07-10-2021, Amount Rs: 6,44,774/-, Bank: SBI EPay ( SBLEPay), Ref. No. 0472076528525 on 07-10-2021, Head of Account 0030-03-104-001-16

## Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 32,23,820/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 32,18,820/-

### Description of Stamp

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

2. Stamp: Type: Impressed, Serial no 390, Amount: Rs.5,000/-, Date of Purchase: 07/10/2021, Vendor name: Jayabrata Banik

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 07/10/2021 12:18PM with Govt. Ref. No: 192021220094494718 on 07-10-2021, Amount Rs: 32,18,820/-, Bank: SBI EPay ( SBlePay), Ref. No. 0472076528525 on 07-10-2021, Head of Account 0030-02-103-003-02

*M. Lama*

**Tulsi Lama**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. BHAKTINAGAR**  
**Jalpaiguri, West Bengal**

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0711-2021, Page from 216072 to 216093  
being No 071107928 for the year 2021.



Digitally signed by TULSI LAMA  
Date: 2021.10.25 11:43:14 +05:30  
Reason: Digital Signing of Deed.

*Tulsi Lama*

(Tulsi Lama) 2021/10/25 11:43:14 AM  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BHAKTINAGAR  
West Bengal.

(This document is digitally signed.)