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11.5.17

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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Certified that the document is submitted to registration. The Signature Sheet/sheets & the endorsement sheet/sheets attached with this document are the part of this document

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District Sub-Registrar-III
North 24 Parganas, Barasat
11 MAY 2017

8-0-635069/12

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made this 11 day of MAY, 2017
(TWO THOUSAND SEVENTEEN) of Christian Era.

Contd..P/2....

B E T W E E N

SMT. SUNDARI DEVI, PAN NO. BRZPD7845K, Wife of Shri Chandan Kumar Show, by Nationality - Indian, by Faith - Hindu, by Occupation - Housewife, residing at 3/22, Kundu Lane, P.O. Belgachia, P.S. Ultadanga, Kolkata - 700 037, West Bengal, hereinafter called and referred to as the **VENDOR** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the **FIRST PART**.

A N D

MD. GIYAS UDDIN, S/o. Md. Abdullah, by Nationality - Indian, by Faith - Islam, by Occupation - Business, residing at Kutulsahi Road, Ghoshpara, P.O. & P.S. Barasat, Kolkata - 700 124, Dist - North 24 Parganas, West Bengal, hereinafter called and referred to as the **CONFIRMING PARTY** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns) of the **SECOND PART**.

1 MAY 2017

A N D

RUPAK TRADING PVT. LTD., PAN NO. AABCR2787D, A Private Limited Organization incorporated under the Indian Companies Act, 1956 having its Registered Office at 63, Radha Bazar Street, 3rd Floor, Room No. 29, P.O. G.P.O., P.S. Hare Street, Kolkata - 700 001, represented by its Authorized Signatory **MR. BINOD KUMAR DROLIA**, Son of Late Govind Ram Drolia, residing at BC-260, Sector - I, Salt Lake City, P.O. CC Block, P.S. Bidhannagar (North), Kolkata - 700 064, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, hereinafter called and referred to as **PURCHASER** (which terms and expression shall unless excluded by or repugnant to the context be deemed to mean and include its Office-Successors-in-interest, Office Executors, Administrators, legal Representative and/or assigns) of the **OTHER PART.**

WHEREAS one Sukur Ali Mondal, S/o. Chhatu Mondal of Digberia was the absolute recorded Owner and exclusive possessor of ALL THAT a piece and parcel of landed property measuring 37 Decimals more or less lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Pargana - Anowarpur, Touji No. 146, comprised in R.S. Khatian No. 97, L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546 within the

local limits of Barasat Municipality in Ward No. 29 (Old), 07 (New), under P.S. & A.D.S.R.O. Barasat, Dist - North 24 Parganas and he recorded his name before the local B.L. & L.R.O. in respect of his aforesaid landed property.

AND WHEREAS said Sukur Ali Mondal while seized and possessed the said landed property died intestate on 10/01/1988 leaving behind his sons namely Iman Ali, Erphan Ali and daughters namely Rabia Bibi, Marjina Bibi and Rahila Bibi and other sons and daughters as his only legal heirs and successors to inherit his aforesaid property and after demise of said Sukur Ali Mondal his aforesaid sons and daughters namely said Iman Ali, Erphan Ali, Rabia Bibi, Marjina Bibi and Rahila Bibi and other sons and daughters become the absolute Owners of the aforesaid landed property by inheritance as per Mohammedan Law.

AND WHEREAS said Rabia Bibi, Marjina Bibi and Rahila Bibi after obtaining their undivided share of aforesaid landed property while seized and possessed the same they sold and transferred their said undivided share of property to one Wazed Ali, S/o. Late Abu Shyam of Abdalpur by a Registered Deed of Sale being No. 12318 dated 21/12/1992 which was registered at S.R.O. Barasat.

AND WHEREAS by way of inheritance and by way of aforesaid Registered Deed of Sale said Iman Ali & Erphan Ali, both are Sons of

Late Sukur Ali of Digberia and Wazed Ali, S/o. Late Abu Shyam of Abdalpur were the absolute Owners of the undivided proportionate share of aforesaid landed property lying and situated under Mouza - Kutulsahi comprised in Khatian No. 97, L.R. Khatian No. 443, appertaining to Dag No. 546 and while they seized and possessed the said landed property, sold and transferred the landed property measuring 07 Cottahs to Shri Sushil Chandra Das and Shri Kartick Chandra Das, both are Sons of Late Santosh Chandra Das of Ramkrishna Pally, Abdalpur, P.S. Barasat, Dist - North 24 Parganas by virtue of a Registered Bengali Saf Bikroi Kobala being No. 116 dated 10/01/1994 which was registered at A.D.S.R.O. Barasat and recorded the same in Book No. 1, Volume No. 1, Pages from 317 to 322 for the year 1994.

AND WHEREAS said Shri Sushil Chandra Das and Shri Kartick Chandra Das after purchasing the aforesaid landed property measuring 07 Cottahs, while seized and possessed the same divided their said landed property into different plots of land and to look after and to sell out their said landed property nominated and appointed a Constitute Attorney Smt. Purnima Das, W/o. Shri Samir Das, of Abdalpur, Ramkrishna Pally, P.S. Barasat now Madhyamgram, Dist - North 24 Parganas through a Registered General Power of Attorney being No.

00286 dated 12/04/2004 which was registered at D.S.R.-II, North 24 Parganas and recorded in Book No. IV, Volume No. 7, Pages from 190 to 196 for the year 2004, and said Shri Sushil Chandra Das and Shri Kartick Chandra Das while seized and possessed the aforesaid landed property through their said Constituted Attorney Smt. Purnima Das, sold and transferred the landed property including common passage measuring an area of about 02 Cottahs i.e. more or less 3.30 Decimals in Scheme Plan Plot No. "A/1" out of their total landed property under Mouza - Kutulsahi, comprised in R.S. Khatian No. 97, L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546 to one Smt. Sundary Devi, W/o. Shri Chandan Kumar Show, the Vendor herein by virtue of a Registered Bengali Saf Bikroi Kobala being No. 03571 dated 20/07/2004 which was registered at A.D.S.R.O. Barasat, North 24 Parganas, and recorded the same in Book No. I, Volume No. 130 Pages from 296 to 309 for the year 2004.

AND WHEREAS said Smt. Sundari Devi, the Vendor herein thus become the absolute Owner of ALL THAT a piece and parcel of vacant land including common passage measuring an area of about 02 Cottahs be the same a little more or less i.e. more or less 3.30 Decimals in Scheme Plan Plot No. "A/1" lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in

Khatian No. 97, corresponding to L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546, under Barasat Municipality, Kutulsahi Mathpara Road, in Ward No. 29 (Old), 07 (New), under P.S. & A.D.S.R.O. Barasat, Dist - North 24 Parganas by virtue of aforesaid Registered Bengali Saf Bikroi Kobala being No. 03571 for the year 2004 and paying regularly rents and taxes to the appropriate authority concern and since then the Vendor herein seize, possess and enjoying the same without any interruption and the said property is free from all encumbrances, liens, charges, mortgage etc. and he has every right to transfer, sale, gift, liens, mortgage in any manner whatsoever in favour of any party or parties.

AND WHEREAS the Vendor herein has firmly and finally decided to sell and transfer the said vacant land including common passage measuring an area of about 02 Cottahs be the same a little more or less i.e. more or less 3.30 Decimals in Scheme Plan Plot No. "A/1" lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in Khatian No. 97, corresponding to L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546, under Barasat Municipality, Kutulsahi Mathpara Road, in Ward No. 29 (Old), 07 (New), under P.S. & A.D.S.R.O. Barasat, Dist - North 24 Parganas, which is morefully and particularly described in the **SCHEDULE** hereunder below against proper consideration price.

AND WHEREAS the Vendor herein has agreed to sell and Md. Gias Uddin, the Confirming Party herein has agreed to purchase the aforesaid landed property measuring 02 Cottahs including passage at a total consideration price of Rs. 5,90,000/- (Rupees Five Lakhs ninety thousand) only and accordingly An Agreement for Sale has been executed by and between the Vendor and Confirming Party herein on 29/09/2016 and the Confirming Party herein has paid a sum of Rs. 2,90,000/- (Rupees Two Lakhs ninety thousand) only as advance money to the Vendor herein.

AND WHEREAS said Md. Gias Uddin the Confirming Party herein due to some unavoidable circumstances did not complete the said transaction and the Vendor herein with the consent of the Confirming Party herein has declared to sell the said landed property which is more fully and particularly described in the SCHEDULE herein below at the said consideration price of Rs. 5,90,000/- (Rupees Five Lakhs ninety thousand) only.

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AND WHEREAS the Purchaser being in need of landed property in the said locality has approached the Vendor to sell out the said property to it and it offered a sum of **Rs. 5,90,000/- (Rupees Five Lakhs ninety thousand)** only at the highest market price for the said property as fully described in the **SCHEDULE** below.

AND WHEREAS the Vendor has agreed to sell and the Purchaser herein has agreed to purchase the said vacant land including common passage measuring an area of about 02 Cottahs be the same a little more or less i.e. more or less 3.30 Decimals in Scheme Plan Plot No. "A/1" lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in Khatian No. 97, corresponding to L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546, under Barasat Municipality, Kutulsahi Mathpara Road, in Ward No. 29 (Old), 07 (New), under P.S. & A.D.S.R.O. Barasat, Dist - North 24 Parganas, which is more fully and particularly described in the **SCHEDULE** hereunder below to the Purchaser at the said consideration price **Rs. 5,90,000/- (Rupees Five Lakhs ninety thousand)** only and accordingly a verbal agreement was made by and between the parties.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the said sum of **Rs. 5,90,000/- (Rupees Five Lakhs ninety thousand)** only of lawful money of the

Union of India well and truly paid by the Purchaser to the Vendor herein and the Govt. assessed value is **Rs. 11,40,002/- (Rupees Eleven Lakhs forty thousand and two)** only for which the Purchaser herein paid the requisite stamp duty at or before the execution of these presents (the receipts whereof the Vendor doth hereby admit and acknowledge and of and from the same and every part thereof acquit, release and for every discharge the Purchaser and the said landed property and every part thereof) the Vendor doth hereby by these presents indefeasible and absolutely grant, sell and convey, transfer, assure and assign unto and to the use of the Purchaser free from all encumbrances **ALL THAT** a piece and parcel of vacant land including common passage measuring an area of about 02 Cottahs be the same a little more or less i.e. more or less 3.30 Decimals in Scheme Plan Plot No. "A/1" lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in Khatian No. 97, corresponding to L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546, under Barasat Municipality, Kutulsahi Mathpara Road in Ward No. 29 (Old), 07 (New), under P.S. & A.D.S.R.O. Barasat, Dist - North 24 Parganas, which is more fully and particularly described in the **SCHEDULE** herein below and/or **HOWSOEVER OTHERWISE** the said land property or any portion thereof now are or is or at any time or times heretobefore were or was situated, butted and bounded, called, known, numbered

described or distinguished **AND ALL** the estate right title, interest, use, trust, possession proper claim and demand both at Law and in Equity of the Vendor into and upon the said landed property or any or every part thereof **AND ALL** rents, issues and profits thereof **AND ALL** deeds, pattahs, muniments, writings and evidence of title whatsoever relating to or concerning the said landed property which are now or hereafter shall or may be in the custody possession power or control of the said Vendor or any person or persons from whom he can or may procure the same without any suit action at Law in Equity free from all encumbrances attachments and encumbrances **TO HAVE AND TO HOLD** the said landed property hereby granted, conveyed, assured, sold and transferred or expressed or intended to be and to the use of the Purchaser absolutely and forever **AND** the Vendor doth hereby for herself, her heirs, executors, administrators, representatives, covenant with the Purchaser, its Office-executors, Office-administrators, legal-representatives and assigns that **NOTWITHSTANDING** any act, deed or thing by the Vendor or any of her predecessor or predecessors-in-title done, committed or executed or knowingly suffered to the contrary, the said Vendor is now lawfully and absolutely seize and possess of or otherwise well and sufficiently entitle to the said landed property hereby granted, conveyed and transferred and / or expressed so to be and every part thereof unto and to the use of the Purchaser absolutely and for ever

for a perfect and indefeasible estate of inheritance without any manner or condition use trust or other thing whatsoever to alter defeat, encumber or make void and same **AND** that **NOTWITHSTANDING** any act, deed in herself, good right, full power absolute authority and indefeasible title to sell, convey or transfer the said landed property and every part thereof granted, conveyed and transferred or expressed so to be unto and to the use of the Purchaser absolutely and forever **AND** the Vendor is not in any way encumbered the said landed property hereby granted, conveyed and transferred **AND** that the Purchaser shall and may at all times hereafter peaceably and quietly enter upon have hold, possess and enjoy the said landed property in Khas and every part thereof and receive and take all rents, issue and profits and without any lawful eviction, interruption, claim and demand whatsoever from or by the Vendor or any person or persons lawfully and equitably claiming from under or in trust for the Vendor or from or under any of her predecessor, predecessors-in-title and the Purchaser shall have the right to record its name as raiyate in the register of settlement office, Municipality and will pay the annual revenue to the collector as well as tax to the concerned municipality and shall have full right, absolute authority to sell transfer or encumber the said property by any manner whatsoever and the Purchaser will hold, possess and own the said property including his successor **AND** that free and clear and freely

and clearly and absolutely discharge saved kept harmless and indemnify against all estate and encumbrances created by the Vendor or any of their predecessor or predecessors-in-title **AND FURTHER** that the Vendor and all and every other person or persons having or lawfully or equitably claiming any estate or interest in the said landed property or any part thereof from under any of their predecessor or predecessor-in-title shall will from time to time and at all times hereafter at the request and costs of the Purchaser do and execute or cause to be done and executed all such acts, deeds and things whatsoever for further better and more perfectly conveying and assuring the said landed property and every part thereof in manner aforesaid according to the true intent and meaning of this deed and the Vendor deliver peaceful vacant possession of the said landed property along with all original copies of title deed and documents unto and to the use of the Purchaser simultaneously on this day of execution of these presents and the Vendor declare that the said landed property is being used for residential and/or commercial purpose and there is no bar to transfer the land and the Vendor is in actual possession therein and the Vendor declare that there is no legal impediment in the matter of transferring the said property has not acquired for any public purpose and the Vendor has not received any notice of acquisition or requisition relating to the said property.

THIS DEED ALSO WITNESSETH that the property sold hereby has not been transferred earlier by the Vendor hereto to any one by sell, gift, lease or mortgage nor have they contracted to sell the same to anybody else for such transfer nor has he encumbered the same in any way and the property sold hereby is free from all acts and manners of encumbrance and the property has not been attached to any court or any other institution and the Purchaser do hereby put in open peaceful possession thereof and the Vendor and/or her heirs, executors, administrators and assigns shall and will and for all times to come at the request and cost of the Purchaser do or execute or caused to be done or executed all such acts, deeds and things whatsoever for further and more perfectly assuring the right, title, interest of the Purchaser to the said property and every part thereof and if the title to and possession in the land sold to the Purchaser be in any way hampered in consequence of any action /fraud / deed performed or done by the Vendor and if it is found that the property sold hereby is not free from all sorts of encumbrances as herein before stated the Vendor, her heirs, successors, executors and assigns will be liable to the Purchaser and will be bound to refund the aforesaid total consideration money with interest and all costs thereon.

SCHEDULE OF PROPRERTY

ALL THAT a piece and parcel of vacant land including common passage measuring an area of about 02 Cottahs be the same a little more or less i.e. more or less 3.30 Decimals in Scheme Plan Plot No. "A/1" lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in Khatian No. 97, corresponding to L.R. Khatian No. 443, appertaining to R.S. & L.R. Dag No. 546, under Barasat Municipality, Kutulsahi Mathpara Road in Ward No. 29 (Old), 07 (New), under P.S. & A.D.S.R.O. Barasat, Dist - North 24 Parganas together with rayati interest over the said property and together with all easementary rights thereto and also the right to use and enjoy over the said property. The Annual Rent payable to the Collector, North 24 Parganas District, Govt. of West Bengal. The total property is butted and bounded by :

ON THE NORTH :- Land of Dag No. 538;

ON THE SOUTH :- 5' ft. Wide Common passage;

ON THE EAST :- Land of Scheme Plan Plot No. "A/2";

ON THE WEST :- Rest of land in Dag No. 546.

IN WITNESSES WHEREOF the Vendor herein have set and subscribed his respective hands and seals on the day month and year first written hereinabove.

Signed Sealed and Delivered
By the Vendor hereto in
the presence of Witnesses :-

- 1) *Hakibur Rehman
Sohai, Barasat*

सुन्दरी देवी

SIGNATURE OF THE VENDOR

- 2) *Laminur Das
Laminur Das
Abdulpur, Manjuria*

Rajendra Kumar Das
SIGNATURE OF THE PURCHASER

Drafted and Prepared by :-

Nandini Bhuriya

(Nandini Bhuriya)
Advocate
Barasat Judges' Court
Kolkata - 700 124
Enrolment No. F-1237/988/07

M. G. Sanyal

SIGNATURE OF THE CONFIRMING PARTY

Computer type by :

Rana Dey

(Rana Dey, Barasat)

MEMO OF CONSIDERATION

RECEIVED of and from within named Purchaser within mentioned a sum of Rs. 5,90,000/- (Rupees Five Lakhs ninety thousand) only being the full consideration money as Memo given below :-

- | | |
|---|-----------------|
| 1) By Banker's Cheque No. 263113 dtd. 08/05/2017 Drawn on HDFC at Stephen House Br. | Rs. 3,00,000.00 |
| 2) By Banker's Cheque No. 263112 dtd. 08/05/2017 Drawn on HDFC at Stephen House Br. | Rs. 2,90,000.00 |
| TOTAL | Rs. 5,90,000.00 |

(Rupees Five lakhs ninety thousand) only.

WITNESSESS :

1) Habibur Rehana
Sohai, Daggala

सुन्दरी देवी

SIGNATURE OF THE VENDOR

2) Laminur Das.
Laminur Das
Abdunpur, Madhyamgram. =====X=====

UNDER RULE 44A OF THE I.R. ACT 1908

(1) Name :

| | | | | |
|--------|------|--------|------|--------|
| LITTLE | RING | MIDDLE | FORE | THUMB |
| | | | | |
| THUMB | FORE | MIDDLE | RING | LITTLE |
| | | | | |



ডান হাত

সুন্দরী দেবী

Signature of the Presentant

Executant Claimant/Attorney/Principal/Guardian/Testator. (Tick the appropriate status)

(2) Name :

| | | | | |
|--------|------|--------|------|--------|
| LITTLE | RING | MIDDLE | FORE | THUMB |
| | | | | |
| THUMB | FORE | MIDDLE | RING | LITTLE |
| | | | | |

বাম হাত



ডান হাত

Mr. Louyag Uddin

Mr. Louyag Uddin

Signature of the Presentant

All the above fingerprints are of the above named person and attested by the said person.

(3) Name :

| | | | | |
|--------|------|--------|------|--------|
| LITTLE | RING | MIDDLE | FORE | THUMB |
| | | | | |
| THUMB | FORE | MIDDLE | RING | LITTLE |
| | | | | |

বাম হাত



ডান হাত

Binay Kumar

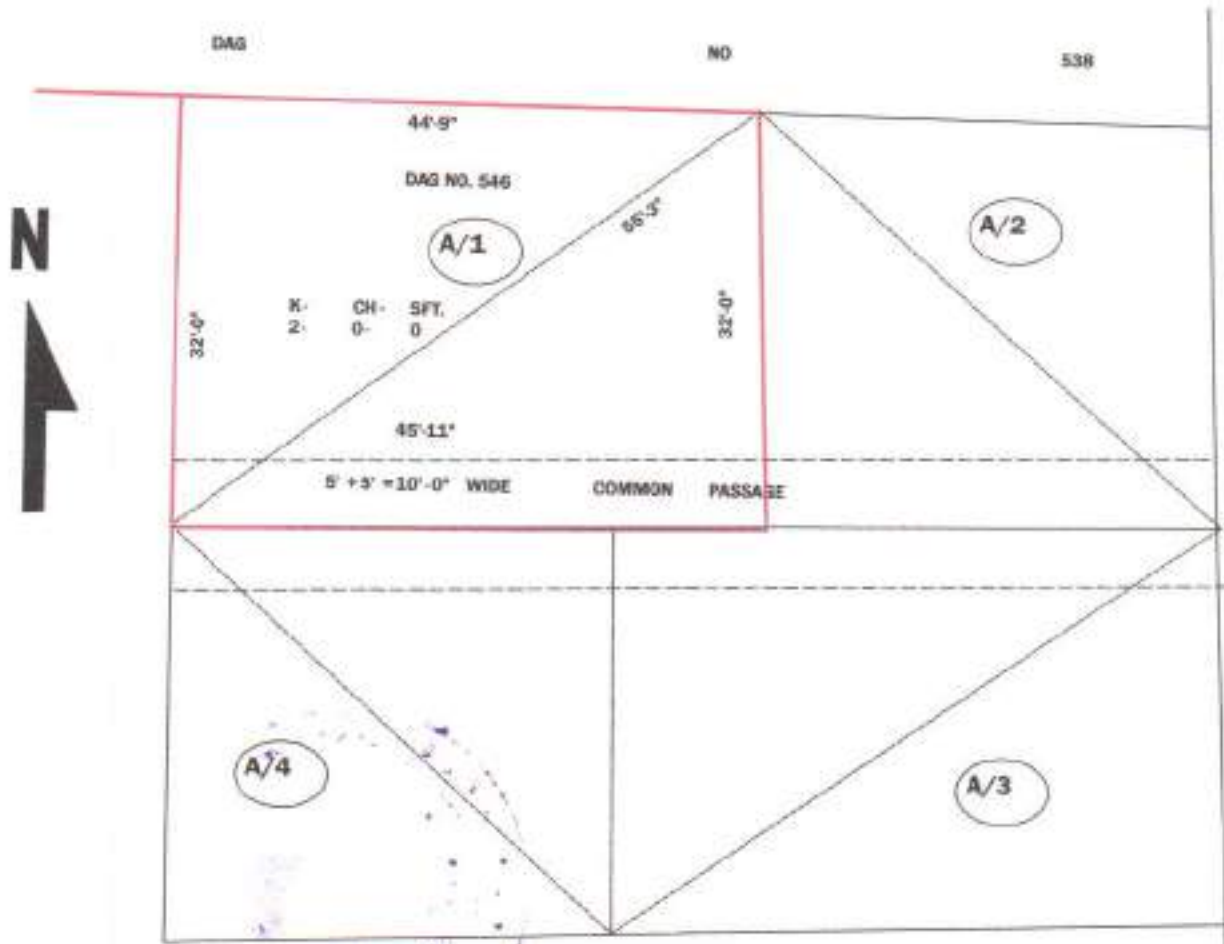
Binay Kumar

Signature of the Presentant

N.B. : L.H. = Left hand finger prints & R.H. = Right hand finger prints.

DEED PLAN OF PLOT NOS. A/1 AT PORTION OF R.S. DAG NO. 546 OF MOUZA - KUTULSAHI, J.L. NO. 42, R.S. NO. 10 (UNDER BARASAT MUNICIPALITY), P.S. BARASAT, DISTRICT - NORTH 24 PARGANAS.

NOT TO SCALE



| Schedule of Land | | | |
|------------------|---------|-----------------------------|------------------------|
| Plot No. | Dag No. | Name of Land | Area K - ch. Sq.ft. |
| A/1 | 546 | M/s Rupak Trading Pvt. Ltd. | 2 - 0 - 0 |

सुन्दरी देवी

Signature of the VENDOR

Binod Kumar Das

Signature of the PURCHASER

Drawn by:-
Santu Mukherjee

P

| | |
|--|---|
| PERMANENT ACCOUNT NUMBER |  |
| AABCR2787D | |
| BY NAME | |
| RUPAK TRADING PRIVATE LIMITED | |
| DATE OF INCORPORATION/ESTABLISHMENT | |
| 02-02-1998 | |
|  DIRECTOR GENERAL COMMISSIONER OF INCOME TAX, WB - XI | |

आयकर विभाग
INCOME TAX DEPARTMENT

सिंदारी देवी
GAJADHAR SHOU

1903/1966
Passbook Account Number
BRZPD7845K

भारत सरकार
GOVT. OF INDIA



आयकर विभाग

INCOME TAX DEPARTMENT

MD GIYASUDDIN

MOHAMMAD ABDULLA

01/01/1984

Permanent Account Number

EGTPG1150P

محمد عیاض الدین

Signature



भारत सरकार
GOVT. OF INDIA



19122012

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER

ACSPD8375K



नाम / NAME

BINOD KUMAR DROLIA

पिता का नाम / FATHER'S NAME

GOVIND RAM DROLIA

जन्म तिथि / DATE OF BIRTH

02-01-1953

हस्ताक्षर / SIGNATURE

B. K. Drolia

B. K. Drolia

आयकर अधिकारी, व.प्र. (1)

COMMISSIONER OF INCOME-TAX, W.P. (1)

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

GRN: 19-201718-001050586-1

GRN Date: 11/05/2017 13:11:26

BRN: CBI110517095795

Payment Mode: Online Payment

Bank: Central Bank of India

BRN Date: 11/05/2017 13:13:14

DEPOSITOR'S DETAILS

Name: Mrs Nandini Bhuniya
Contact No.:
E-mail:
Address: Barasat Court, Thana: Barasat
Applicant Name: Mrs Nandini Bhuniya
Office Name:
Office Address:
Status of Depositor: Advocate
Purpose of payment / Remarks: Sale, Sale Document Payment No 3
Id No.: 15250000635069/4/2017
(Query No./Query Year)
Mobile No.: +91 8906180425

PAYMENT DETAILS

| Sl. No. | Identification No. | Head of A/C Description | Head of A/C | Amount[₹] |
|---|-----------------------|--|--------------------|------------|
| 1 | 15250000635069/4/2017 | Property Registration- Stamp duty | 0030-02-103-003-02 | 63420 |
| 2 | 15250000635069/4/2017 | Property Registration- Registration Fees | 0030-03-104-001-16 | 11446 |
| In Words: Rupees Seventy Four Thousand Eight Hundred Sixty Six only | | | Total | 74866 |

Major Information of the Deed







| | | | |
|---|--|---|-------------------|
| Deed No : | I-1525-03952/2017 | Date of Registration | 11/05/2017 |
| Query No / Year | 1525-0000635069/2017 | Office where deed is registered | |
| Query Date | 10/05/2017 8:31:21 PM | D.S.R. - III NORTH 24-PARGANAS, District: | North 24-Parganas |
| Applicant Name, Address & Other Details | Nandini Bhuniya Barasat Court,Thana : Barasat, District : North 24-Parganas, WEST BENGAL, PIN - 700124, Mobile No. : 8906180425, Status :Advocate | | |
| Transaction | Additional Transaction | | |
| [0101] Sale, Sale Document | [4305] Other than Immovable Property, Declaration [No of Declaration : 2] | | |
| Set Forth value | Market Value | | |
| Rs. 5,90,000/- | Rs. 11,40,002/- | | |
| Stampduty Paid(SD) | Registration Fee Paid | | |
| Rs. 68,420/- (Article:23) | Rs. 11,446/- (Article:A(1), E, M(b), H) | | |
| Remarks | Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area) | | |

Land Details :

District: North 24-Parganas, P.S:- Barasat, Municipality: BARASAT, Road: Kutulsahi Matpara Road, Mouza: Kutulsahi

| Sch No | Plot Number | Khatian Number | Land Proposed | Use ROR | Area of Land | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details |
|----------------------|-------------|----------------|---------------|---------|---------------|-------------------------|-----------------------|--------------------------------|
| L1 | LR-546 | LR-443 | Bastu | Shali | 2 Katha | 5,90,000/- | 11,40,002/- | Width of Approach Road: 5 Ft., |
| Grand Total : | | | | | 3.3Dec | 5,90,000 /- | 11,40,002 /- | |

Seller Details :



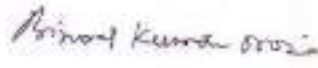
| Sl No | Name,Address,Photo,Finger print and Signature | | | |
|-------|--|---|---|---|
| 1 | Name | Photo | Fingerprint | Signature |
| | Mrs Sundari Devi (Presentant) Wife of Mr Gajadhar Show Executed by: Self, Date of Execution: 11/05/2017 , Admitted by: Self, Date of Admission: 11/05/2017 ,Place : Office |  |  |  |
| | | 11/05/2017 | LTI 11/05/2017 | 11/05/2017 |
| | 3/22 Kundu Lane, P.O:- Belgachia, P.S:- Ultadanga, District:-Kolkata, West Bengal, India, PIN - 700037 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BRZPD7845K, Status :Individual | | | |
| 2 | Name | Photo | Fingerprint | Signature |
| | Md Giyas Uddin Son of Md Abdullah Executed by: Self, Date of Execution: 11/05/2017 , Admitted by: Self, Date of Admission: 11/05/2017 ,Place : Office |  |  |  |
| | | 11/05/2017 | LTI 11/05/2017 | 11/05/2017 |

Kutulsahi Road, P.O:- Barasat, P.S:- Barasat, District:-North 24-Parganas, West Bengal, India, PIN - 700124 Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, PAN No.:: BGTPG1150P, Status :Confirming Party

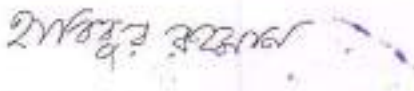
Buyer Details :

| SI No | Name,Address,Photo,Finger print and Signature |
|-------|---|
| 1 | Rupak Trading Pvt Ltd (Private Limited Company) 63 RADHA BAZAR STREET 3RD FLOOR, P.O:- GPO, P.S:- Hare Street, District:-Kolkata, West Bengal, India, PIN - 700001 , PAN No.:: AABCR2787D, Status :Organization |

Representative Details :

| SI No | Name,Address,Photo,Finger print and Signature | | | |
|---|--|---|---|---|
| 1 | Name | Photo | Finger Print | Signature |
| | Mr Binod Kumar Drolia Son of Late Govind Ram Drolia Date of Execution - 11/05/2017, , Admitted by: Self, Date of Admission: 11/05/2017, Place of Admission of Execution: Office |  |  |  |
| | | May 11 2017 2:30PM | LTI 11/05/2017 | 11/05/2017 |
| BC 260,SALT LAKE SECTOR 1, P.O:- CC BLOCK, P.S:- Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700064, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ACSPD8375K Status : Representative, Representative of : Rupak Trading Pvt Ltd (as PROPRIETOR) | | | | |

Identifier Details :

| Name & address | |
|---|------------|
| Habibur Rahaman Son of Lutfar Rahaman Sohai, P.O:- Sohai Kumarpur, P.S:- Deganga, District:-North 24-Parganas, West Bengal, India, PIN - 743423, Sex: Male, By Caste: Muslim, Occupation: Law Clerk, Citizen of: India, , Identifier Of Mrs Sundari Devi, Md Giyas Uddin, Mr Binod Kumar Drolia | |
|  | 11/05/2017 |

Transfer of property for 1

| SI.No | From | To. with area (Name-Area) |
|-------|------------------|-------------------------------|
| 1 | Mrs Sundari Devi | Rupak,Trading Pvt Ltd-3.3 Dec |

01/06/2017 Query No:-1525000635069 / 2017 Deed No :I - 152503952 / 2017, Document is digitally signed.

Land Details as per Land Record

District: North 24-Parganas, P.S:- Barasat, Municipality: BARASAT, Road: Kutulsahi Matpara Road, Mouza: Kutulsahi

| Sch No | Plot & Khatian Number | Details Of Land |
|--------|---|---|
| L1 | LR Plot No:- 546(Corresponding RS Plot No:- 546), LR Khatian No:- 443 | Owner:শুকুর আলী মওল, Gurdian:হাতু মওল, Address:মাং- দিনবেড়িয়া, Classification:শাবি, Area:0.37000000 Acre. |

Endorsement For Deed Number : I - 152503952 / 2017

On 11-05-2017

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.

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

Presented for registration at 13:51 hrs on 11-05-2017, at the Office of the D.S.R. - III NORTH 24-PARGANAS by Mrs Sundari Devi , one of the Executants.

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 11,40,002/-

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

Execution is admitted on 11/05/2017 by 1. Mrs Sundari Devi, Wife of Mr Gajadhar Show, 3/22 Kundu Lane, P.O: Belgachia, Thana: Ultadanga, , Kolkata, WEST BENGAL, India, PIN - 700037, by caste Hindu, by Profession House wife, 2. Md Glyas Uddin, Son of Md Abdullah , Kutulsahi Road, P.O: Barasat, Thana: Barasat, , North 24-Parganas, WEST BENGAL, India, PIN - 700124, by caste Muslim, by Profession Business

Indetified by Habibur Rahaman, , , Son of Lutfar Rahaman, Sohail, P.O: Sohail Kumarpur, Thana: Deganga, , North 24-Parganas, WEST BENGAL, India, PIN - 743423, by caste Muslim, by profession Law Clerk

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

Execution is admitted on 11-05-2017 by Mr Binod Kumar Drolia, PROPRIETOR, Rupak Trading Pvt Ltd (Private Limited Company), 63 RADHA BAZAR STREET 3RD FLOOR, P.O:- GPO, P.S:- Hare Street, District:-Kolkata, West Bengal, India, PIN - 700001

Indetified by Habibur Rahaman, , , Son of Lutfar Rahaman, Sohail, P.O: Sohail Kumarpur, Thana: Deganga, , North 24-Parganas, WEST BENGAL, India, PIN - 743423, by caste Muslim, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 11,446/- (A(1) = Rs 11,400/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 11,446/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WE
Online on 11/05/2017 1:13PM with Govt. Ref. No: 192017180010505861 on 11-05-2017, Amount Rs: 11,446/-, Bank: Central Bank of India (CBIN0280107), Ref. No. CBI110517095795 on 11-05-2017, Head of Account 0030-03-104-001-16

01/06/2017 Query No:-15250000635069 / 2017 Deed No : I - 152503952 / 2017, Document is digitally signed.

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 68,420/- and Stamp Duty paid by Stamp Rs 5,000/- by online = Rs 63,420/-

Description of Stamp

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

2. Stamp: Type: Impressed, Serial no 2075, Amount: Rs.5,000/-, Date of Purchase: 11/05/2017, Vendor name: S BOSE

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB

Online on 11/05/2017 1:13PM with Govt. Ref. No: 192017180010505861 on 11-05-2017, Amount Rs: 63,420/-, Bank:

Central Bank of India (CBIN0280107), Ref. No. CBI110517095795 on 11-05-2017, Head of Account 0030-02-103-003-

02

UK Basu

Utpal Kumar Basu
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III NORTH 24-
PARGANAS
North 24-Parganas, West Bengal

01/06/2017 Query No:-15250000635069 / 2017 Deed No :- 152503952 / 2017, Document is digitally signed.

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Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1525-2017, Page from 96826 to 96855
being No 152503952 for the year 2017.



UK Basu

Digitally signed by UTPAL KUMAR
BASU
Date: 2017.06.01 16:46:28 +05:30
Reason: Digital Signing of Deed.

(Utpal Kumar Basu) 01-Jun-17 4:46:26 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III NORTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)

01/06/2017 Query No:-15250000635069 / 2017 Deed No : I - 152503952 / 2017, Document is digitally signed.

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