

288/17

I-815/17



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

B 996755

B 996755

Q-172597/17

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15/2/17

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11:35

Certified that the Document is Admitted to Registration the Signature Sheet of Sheets the Endorsement Sheet & Stamps Attached with the Document are the part of this Document.

*(Handwritten Signature)*  
 Additional District Sub-Registrar  
 Barasat, North 24 Parganas  
 15 FEB 2017

# DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made this 15<sup>th</sup> day of FEBRUARY, 2017 (TWO THOUSAND SEVENTEEN) of the Christian Era.

Contd..P/2....

নম্বর : 3390  
সন ও তারিখ : 140217  
ক্ষেত্রের নাম : Pramanand Datta,  
ঠিকানা : 228, Bangur Avenue, Kolkata  
মূল্য : Rs. 100 (One Hundred Only)  
ভেড়া : [Signature]



জোড় : 2  
খরিদ তার : 25 JAN 2017  
মোট টাকার পরিমাণ : RS.60000 0  
ঐজারী বা...  
অতিরিক্ত : শ্রী সন্ধ্যাট হোল



[Signature]

Additional District Sub-Registrar  
Barasat, North 24 Parganas

15 FEB 2017

**B E T W E E N**

**SMT. ARATI GHOSH**, Wife of Shri Chitta Ranjan Ghosh, by Nationality - Indian, by Faith - Hindu, by Occupation - Housewife, residing at Vill & P.O. - Fajilpur, P.S. Deganga, Pin - 743423, Dist - North 24 Parganas, 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 **ONE PART**. The Vendor herein is hereby represented by her Constituted Attorneys (1) SK. SABIAR RAHAMAN, S/o. Late Osman Ali, residing at Digberia, P.O. Badu, P.S. Madhyamgram, Kolkata - 700 128, Dist - North 24 Parganas (2) AKBAR ALI, Son of Late Ombat Ali, residing at Kutulsahi, Ghoshpara, P.O. & P.S. Barasat, Kolkata - 700 124, Dist - North 24 Parganas, both are by Nationality - Indian, by Faith - Muslim, by Occupation - Business, through a Registered General Power of Attorney being No. 150300078 dated 07/02/2017 which was registered at A.D.S.R.O. Barasat, North 24 Parganas and recorded in Book No. IV, Volume No. 1503-2017, Pages from 1464 to 1482 for the year 2017.

**A N D**

**SHRI PARMANAND DROLIA**, PAN NO. ADSPD5139Q, Son of Late Puranmal Drolia, by Nationality - Indian, by faith - Hindu, by





*[Handwritten signature]*

Additional District Sub-Registrar  
Barasat, North 24 Parganas

15 FEB 2012

Occupation - Business, residing at Flat No. 4A, 4th Floor, Block - A, 228, Bangur Avenue, P.O. Bangur Avenue, P.S. Lake Town, Kolkata - 700 055, Dist - North 24 Parganas, 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 his legal heirs, executors, administrators, legal-representatives, Successors and assigns) of the **OTHER PART.**

**WHEREAS** one Akhil Ghosh of Kutulsahi was the absolute recorded Owner and exclusive possessor of ALL THAT a piece and parcel of landed property measuring 17 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. & L.R. Dag No. 548 (area of land measuring 04 Decimals) & R.S. & L.R. Dag No. 344 (area of land measuring 13 Decimals) 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 WHEREAS** said Akhil Ghosh while seized and possessed the said landed property, died intestate leaving behind his wife Sova Rani Ghosh, and sons namely Shri Lakshmi Narayn Ghosh and Shri Sanjay Kumar Ghosh and seven daughters name Smt. Arati Ghosh, the Vendor herein and six others as his only legal heirs and successors to inherit his

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Additional District Sub-Registrar  
Barasat, North 24 Parganas

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aforesaid landed property and after demise of said Akhil Ghosh, his aforesaid wife, sons and daughters obtained the aforesaid landed property by undivided 1/10th share each by way of inheritance under Hindu Succession Act left by said deceased Akhil Ghosh.

**AND WHEREAS** said Smt. Sova Rani Ghosh while seized and possessed her undivided 1/10th share of the aforesaid landed property died intestate leaving behind his aforesaid two sons and seven daughters as her only legal heirs and successors to inherit her aforesaid undivided 1/10th share and said Sanjay Kumar Ghosh died intestate as bachelor leaving behind him his aforesaid brother and seven sisters as his only legal heirs and successors to inherit his aforesaid undivided 1/10th share of the aforesaid landed property and after demise of said Sova Rani Ghosh and Sanjay Kumar Ghosh the aforesaid undivided 2/10th share of the aforesaid landed property devolved upon the said Smt. Arati Ghosh, the Vendor herein and seven others as per Hindu Succession Act left by said deceased Sova Rani Ghosh and Sanjay Kumar Ghosh.

**AND WHEREAS** thus accordingly said Smt. Arati Ghosh, the Vendor herein become the absolute Owner of undivided 1/8th share of the aforesaid landed property measuring 0.5 Decimals in Dag No. 548 out of total 04 Decimals along with other landed property in other Dag as per



Additional District Sub-Registrar  
Barasat, North 24 Parganas

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Hindu Succession Act left by said deceased Akhil Ghosh, deceased Sova Rani Ghosh and deceased Sanjay Kumar Ghosh.

**AND WHEREAS** said Smt. Arati Ghosh, the Vendor herein after obtaining the aforesaid landed property mutated and recorded her name before the local B.L. & L.R.O. in L.R. Khatian No. 524 in R.S. & L.R. Dag No. 548 and paying respective rents and taxes on regular basis to the appropriate authority concern and the Vendor herein while seized and possessed the same to look after and to sale out the said landed property measuring 0.5 Decimals in R.S. & L.R. Dag No. 548 and other landed property in other Dag constituted and appointed (1) AKBAR ALI, Son of Late Ombat Ali, residing at Kutulsahi, Ghoshpara, P.O. & P.S. Barasat, Kolkata - 700 124, Dist - North 24 Parganas, (2) SK. SABIAR RAHAMAN, S/o. Late Osman Ali, residing at Digberia, P.O. Badu, P.S. Madhyamgram, Kolkata - 700 128, Dist - North 24 Parganas, through a Registered General Power of Attorney No. 150300078 dated 07/02/2017 which was registered at A.D.S.R.O. Barasat, North 24 Parganas and recorded in Book No. IV, Volume No. 1503-2017, Pages from 1464 to 1482 for the year 2017 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.



Additional District Sub-Registrar  
Karasol, North 24 Parganas

10 FEB 2017

**AND WHEREAS** the Vendor herein have firmly and finally decided to sell and transfer the landed property measuring an area of 0.5 Decimals be the same a little more or less lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in L.R. Khatian Nos. 524, appertaining to R.S. & L.R. Dag No. 548, 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 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. 1,72,728/- (Rupees One Lakh seventy two thousand seven hundred twenty eight)** 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 measuring 0.5 Decimals be the same a little more or less lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in L.R. Khatian No. 524, appertaining to R.S. & L.R. Dag No. 548, 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



*[Handwritten Signature]*  
Additional District Sub-Registrar  
Braasat, North 24 Parganas

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in the **SCHEDULE** hereunder below to the Purchaser at the said consideration price **Rs. 1,72,728/- (Rupees One Lakh seventy two thousand seven hundred twenty eight)** 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. **1,72,728/- (Rupees One Lakh seventy two thousand seven hundred twenty eight)** 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. 1,72,728/- (Rupees One Lakh seventy two thousand seven hundred twenty eight)** 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 measuring 0.5 Decimals be the same a little more or less lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in L.R. Khatian Nos. 523, 518 & 521, appertaining to R.S. & L.R. Dag No. 548, under Barasat Municipality, Kutulsahi Mathpara



*[Handwritten signature]*

Additional District Court Registrar  
Barasat, North 24 Panay

15 FEB 2017

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 heretofore 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 himself, his 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 his



Additional District Sub-Registrar  
Barasat, North 24 Parganas

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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 himself, 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 for ever **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 their predecessor, predecessors-in-title and the Purchaser shall have the right to record its name as raiyate in the



Additional District Sub-Registrar  
Birsa, North 24 Parganas

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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



Additional District Sub-Registrar  
Barisal, North 24 Parganas

15 FEB 2017



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 his 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



  
Additional District Sub Registrar  
Barasat, North 24 Parganas

15 FEB 2017

Vendor, his 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 PROPERTY**

**ALL THAT** a piece and parcel of vacant shali land measuring 0.5 Decimals be the same a little more or less lying and situated under Mouza - Kutulsahi, J.L. No. 42, Re.Su. No. 10, Touji No. 146, Pargana - Anowarpur, comprised in L.R. Khatian No. 524 (recorded in the name of Smt. Arati Ghosh, the Vendor herein), appertaining to R.S. & L.R. Dag No. 548, 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 Kesto Ghosh;

**ON THE SOUTH** :- Land of Dag No. 546;

**ON THE EAST** :- Land of Dag No. 546;

**ON THE WEST** :- Land of Aru Ghosh;



Additional District Sub-Registrar  
Berhampur, North 24 Parganas

15 FEB 2017



**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 Vendors hereto in  
the presence of Witnesses :-

1) Habibur Rahman  
Sohai, Beganga

1) SK Salazar Rahman

2) AKBBS JMTA

**SIGNATURE OF THE CONSTITUTED  
ATTORNEYS FOR AND ON BEHALF  
OF THE VENDOR ARATI GHOSH**

2) Laxmi Mandale  
Barasat

Read over and explained by me the contents made herein in Bengali to the above named Constituted Attorney Akbar Ali herein and he admitted the same as true and correct **AND**

Drafted and Prepared by :-

Nandini Bhuniya.

(Nandini Bhuniya)  
Advocate

Barasat Judges' Court

Kolkata - 700 124

Enrolment No. F-1237/988/07

Computer type by :

Rana Dey  
(Rana Dey, Barasat)



Additional District Sub-Registrar  
Mirzapur, North 24 Parganas

15 FEB 2017

MEMO OF CONSIDERATION

RECEIVED of and from within named Purchaser within mentioned a sum of **Rs. 1,72,728/- (Rupees One Lakh seventy two thousand seven hundred twenty eight)** only being the full consideration money as Memo given below :-

1) By Cash on different dates	Rs.1,72,728.00
	-----
TOTAL	Rs.1,72,728.00
	=====

(Rupees One Lakh seventy two thousand seven hundred twenty eight) only.

WITNESSESS :

- 1) Huzibur Rahman 1) SK Saleem Rahman  
Sohai, Begona
- 2) Arati Ghosh  
Barasat.
- SIGNATURE OF THE CONSTITUTED  
ATTORNEYS FOR AND ON BEHALF  
OF THE VENDOR ARATI GHOSH
- =====X=====



Additional District Sub-Registrar  
Barasat, North 24 Parganas

15 FEB 2017



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

(1) Name .....

Status - Presentant/Executant/Claimant/Attorney/Principal/Guardian/Testator (✓)

 SK Saleem Rahman	L.H.	LITTLE	RING	MIDDLE	FORE	THUMB
						
		THUMB	FORE	MIDDLE	RING	LITTLE
		R.H.				

All the above fingerprints are of the abovenamed person and attested by the said person

SK Saleem Rahman

Signature of the Presentant / Executant / Claimant/Attorney/Principal/Guardian/Testator. (✓)

(2) Name .....

Status - Presentant/Executant/Claimant/Attorney/Principal/Guardian/Testator (✓)

 MUBB Qureshi	L.H.	LITTLE	RING	MIDDLE	FORE	THUMB
						
		THUMB	FORE	MIDDLE	RING	LITTLE
		R.H.				








All the above fingerprints are of the abovenamed person and attested by the said person

MUBB Qureshi

Signature of the Presentant / Executant / Claimant/Attorney/Principal/Guardian/Testator. (✓)

(3) Name PARMANAND DROLIA

Status - Presentant/Executant/Claimant/Attorney/Principal/Guardian/Testator (✓)

 Parmanand Drolia	L.H.	LITTLE	RING	MIDDLE	FORE	THUMB
						
		THUMB	FORE	MIDDLE	RING	LITTLE
		R.H.				

All the above fingerprints are of the abovenamed person and attested by the said person

Parmanand Drolia

Signature of the Presentant / Executant / Claimant/Attorney/Principal/Guardian/Testator. (✓)

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





Additional District Sub-Registrar  
Beraset, North 24 Parganas

15 FEB 2017

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

GRN: 19-201617-004512258-1

GRN Date: 14/02/2017 17:06:28

BRN : IK00CHFLU3

Payment Mode

Online Payment

Bank : State Bank of India

BRN Date: 14/02/2017 17:07:39

DEPOSITOR'S DETAILS

Name :

Mr NANDINI BHUNIYA

Contact No. :

E-mail :

Address :

JUDGES COURT

Applicant Name :

Mr NANDINI BHUNIYA

Office Name :

Office Address :

Status of Depositor :

Advocate

Purpose of payment / Remarks :

Sale, Sale Document Payment No 3

Id No. : 15030000172597/3/2017

[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	15030000172597/3/2017	Property Registration- Registration Fees	0030-03-104-001-16	1906
2	15030000172597/3/2017	Property Registration- Stamp duty	0030-02-103-003-02	5384
In Words : Rupees Seven Thousand Two Hundred Ninety only			Total	7290





### Major Information of the Deed

Deed No :	I-1503-00815/2017	Date of Registration	15/02/2017
Query No / Year	1503-0000172597/2017	Office where deed is registered	A.D.S.R. BARASAT, District: North 24-Parganas
Query Date	10/02/2017 3:40:56 PM	NANDINI BHUNIYA JUDGES COURT,,Thana : Barasat District : North 24-Parganas, WEST BENGAL, Mobile No. : 8906180425, Status :Advocate	
Applicant Name, Address & Other Details			
Transaction	[0101] Sale, Sale Document	Additional Transaction	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]
Set Forth value	Rs. 1,72,728/-	Market Value	Rs. 1,72,728/-
Stampduty Paid(SD)	Rs. 10,384/- (Article:23)	Registration Fee Paid	Rs. 1,906/- (Article:A(1), E)
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 Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-548	LR-524	Bastu	Shali	0.5 Dec	1,72,728/-	1,72,728/-	Width of Approach Road: 5 Ft.,
<b>Grand Total :</b>					.5Dec	1,72,728 /-	1,72,728 /-	

### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Smt ARATI GHOSH</b> Wife of Mr CHITTARANJAN GHOSH FAJILPUR, P.O.- FAJILPUR, P.S.- Deganga, Barasat, District:-North 24-Parganas, West Bengal, India, PIN - 743423 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, Form 60/61 supplied, Status :Individual, Executed by: Attorney

### Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Mr PARMANAND DROLIA</b> Son of Late PURANMAL DROLIA 228,BANGUR AVENUE BLOCK-A,4TH FLOOR,FLAT 4A, P.O.- BANGUR AVENUE, P.S:- Lake Town, Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN - 700055 Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of India, PAN No. ADSPD5139Q, Status :Individual









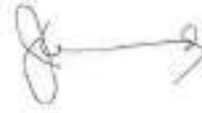


Endorsement For Deed Number : I - 150300815 / 2017

On 14-02-2017

**Certificate of Market Value(WB PUV) rules of 2001)**

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,72,728/-



Joyjit Chanda

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BARASAT

North 24-Parganas, West Bengal

On 15-02-2017

**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 11:35 hrs on 15-02-2017, at the Office of the A.D.S.R. BARASAT by Sk SABIAR RAHAMAN ..

**Executed by Attorney**

1. Execution by Mr AKBAR ALI, . Son of Late AMBAT ALI, KUTULSAHI,GHOSH PARA, P.O: BARASAT, Thana: Barasat, . City/Town: BARASAT, North 24-Parganas, WEST BENGAL, India, PIN - 700124, by caste Muslim, by profession Business as the constituted attorney of Smt ARATI GHOSH FAJILPUR, P.O: FAJILPUR, Thana: Deganga, . City/Town: BARASAT, North 24-Parganas, WEST BENGAL, India, PIN - 743423 is admitted by him
- Indetified by Mr HABIBUR RAHAMAN, . . Son of Mr LUTFAR RAHAMAN, SOHAI, . P.O: SOHAI KUMARPUR, Thana: Deganga, . North 24-Parganas, WEST BENGAL, India, PIN - 743423, by caste Muslim, by profession Business
2. Execution by Sk SABIAR RAHAMAN, . Son of Late SK OSMAN ALI, DIGBERIA, P.O: BADU, Thana: Madhyamgram, . City/Town: MADHYAMGRAM, North 24-Parganas, WEST BENGAL, India, PIN - 700128, by caste Muslim, by profession Business as the constituted attorney of Smt ARATI GHOSH FAJILPUR, P.O: FAJILPUR, Thana: Deganga, . City/Town: BARASAT, North 24-Parganas, WEST BENGAL, India, PIN - 743423 is admitted by him
- Indetified by Mr HABIBUR RAHAMAN, . . Son of Mr LUTFAR RAHAMAN, SOHAI, . P.O: SOHAI KUMARPUR, Thana: Deganga, . North 24-Parganas, WEST BENGAL, India, PIN - 743423, by caste Muslim, by profession Business

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 1,906/- ( A(1) = Rs 1,892/- .E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 1,906/-  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 14/02/2017 5:07PM with Govt. Ref. No: 192016170045122581 on 14-02-2017, Amount Rs: 1,906/-, Bank: State Bank of India ( SBIN0000001), Ref. No. IK00CHFLU3 on 14-02-2017, Head of Account 0030-03-104-001-16





**Payment of Stamp Duty**

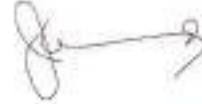
Certified that required Stamp Duty payable for this document is Rs. 10,384/- and Stamp Duty paid by Stamp Rs 5,000/- by online = Rs 5,384/-

**Description of Stamp**

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

2. Stamp: Type: Impressed, Serial no 3390, Amount: Rs.5,000/-, Date of Purchase: 14/02/2017, Vendor name: S BOSE

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 14/02/2017 5:07PM with Govt. Ref. No: 192016170045122581 on 14-02-2017, Amount Rs: 5,384/-, Bank: State Bank of India ( SBIN0000001), Ref. No. IK00CHFLU3 on 14-02-2017, Head of Account 0030-02-103-003-02



**Joyjit Chanda**

**ADDITIONAL DISTRICT SUB-REGISTRAR**

**OFFICE OF THE A.D.S.R. BARASAT**

**North 24-Parganas, West Bengal**







Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1503-2017, Page from 19928 to 19955

being No 150300815 for the year 2017.



Digitally signed by JOYJIT CHANDA  
Date: 2017.02.15 16:58:26 +05:30  
Reason: Digital Signing of Deed.

(Joyjit Chanda) 15/02/2017 16:58:25  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BARASAT  
West Bengal.

(This document is digitally signed.)





**Government of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Assessment Slip**

Query No / Year	1503-0000172697/2017	Office where deed will be registered
Query Date	10/02/2017 3:40:56 PM	A D S R, BARASAT, District: North 24-Parganas
Applicant Name, Address & Other Details	NANDINI BHUNIYA JUDGES COURT, Thana: Barasat, District: North 24-Parganas, WEST BENGAL No. 8906180425, Status: Advocate	

Transaction	(0101) Sale, Sale Document	Additional Transaction	(4305) Declaration (No. of Declaration : 2)
Set Forth Value	Rs. 1,05,000/-	Market Value	Rs. 1,72,728/-
Total Stamp Duty Payable (SD)	Rs. 10,384/- (Article 23)	Total Registration Fee Payable	Rs. 1,506/- (Article A(1), E)
Mutation Fee Payable	Rs. 11/-	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Seller
Remarks			

**Land Details :**

District: North 24-Parganas, Thana: Barasat, Municipality: BARASAT, Road: Kutuisahi Matpara Road, Mouza: Kutuisahi

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use RGR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other
L1	LR-548	LR-524	Bastu	Shab	0.5 Dec	1,05,000/-	1,72,728/-	
<b>Grand Total :</b>					<b>0.500000000Dec</b>	<b>1,05,000/-</b>	<b>1,72,728/-</b>	

**Seller Details :**

Name & address	Status	Execution
Smt ARATI GHOSH Wife of Mr CHITTARANJAN GHOSH FAJILPUR, Post Office: FAJILPUR, Deganga, Barasat, District: North 24-Parganas, West Bengal, India, PIN - 743423	Individual	Excluded by

