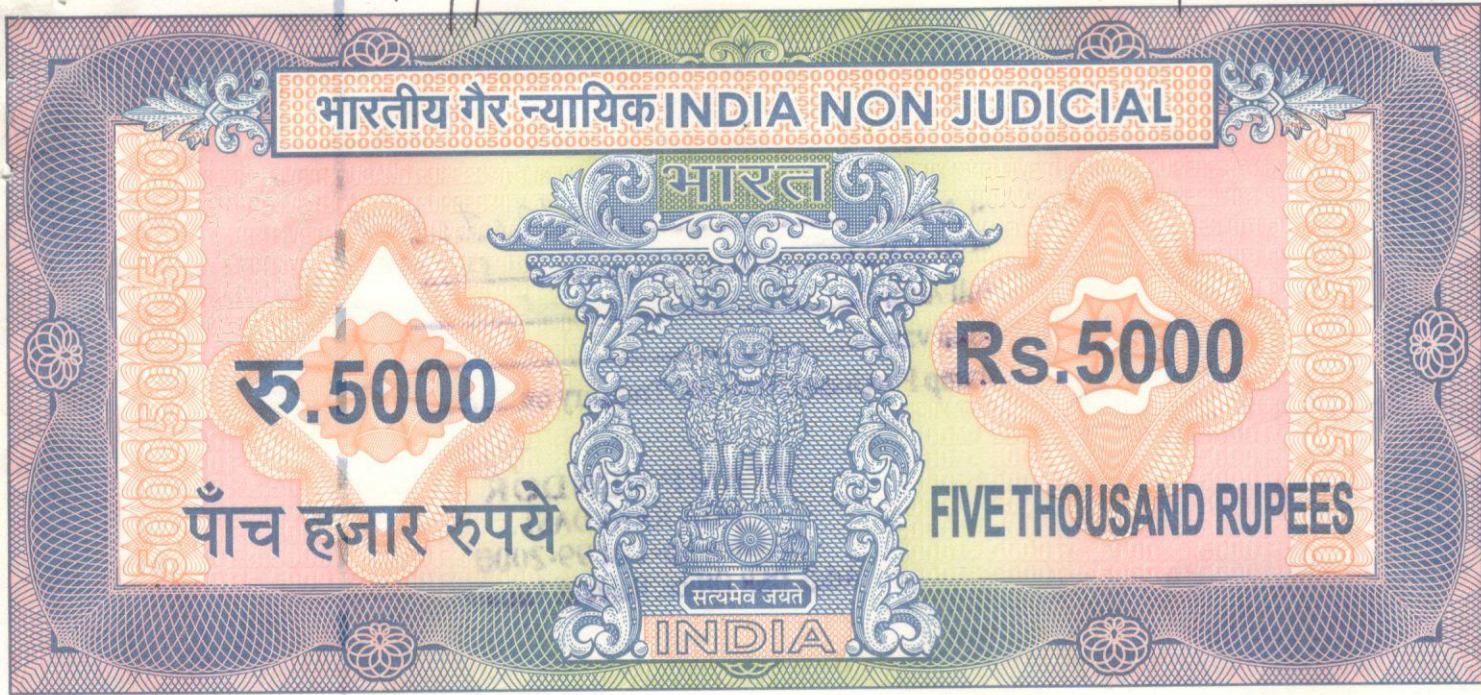


8H - 2789/18

I- 2863/18



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

D. 946706

D 946706

*[Handwritten Signature]*  
 15/04/2018  
 09:30 A.M.  
 S. 601454/2018  
 M.V. No 48,02, 490f



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

*[Handwritten Signature]*  
 Addl. District Sub-Registrar  
 Bhaktinagar, Jalpaiguri

*[Vertical Handwritten Signature]*

26 APR 2018

: 01 :

**DEED OF CONVEYANCE**



Visit Commission Case No. .... 807/18

*[Faint handwritten notes and signatures in the bottom right corner]*



31/02/18

81/2018

0008  
Sl. NO. 1505 Date: 10, 4, 2018  
PURCHASER Siddhi Vinayak Builders  
Full Address Jalpaiguri  
Total value 5000/-  
Stamp Purchased from JPG Treasury on 1



Babbar Lal Das

STAMP VENDOR  
(JAYA RANI DAS)  
Licence no-1 of 99-2000  
Addl. DSR Office, Rajgani, Jalpaiguri.



1358

Babbar Lal Das



Addl. Dist Sub-Registrar.  
Bhakti Nagar, Dist-Jalpaiguri



15 APR 2018

Navis Ajps  
S/o Late K.N. Das  
Ushaw Singh Jarami  
P.O. Jijam. 734401  
Dist Jalpaiguri  
Dated 15/4/18

Beberu G. D. Singh

:02:

**Area of land : 4.62 Kathas**

Pargana : Baikunthapur

**Mouza : Dabgram**

Police Station : Bhaktinagar

District : Jalpaiguri

**Khatian No. : 471/2 (R.S.)**

**Plot No. : 583 (R.S., Part)**

Sheet No. : 8 (R.S.)

**Consideration : Rs 46,03,000/-**

(Set Forth Value)

**THIS DEED OF CONVEYANCE IS MADE ON THIS THE <sup>15<sup>th</sup></sup> DAY OF  
APRIL, TWO THOUSAND AND EIGHTEEN**

**B E T W E E N**

Babulal Agarwal

:03:

**SRI BABULAL AGARWAL**, (PAN. ACIPA1732H), son of Late Banarashi Das Agarwal, Indian by Nationality, Hindu by Religion, Business by Occupation, Resident of *Nehru Road, Khalpara, P.O & P.S Siliguri, District Darjeeling* – herein after called the “**VENDOR**” (which name and expression shall unless excluded by or otherwise repugnant to the subject or context be deemed to mean and include *his* heirs, executors, administrators, successors, legal representatives and permitted assigns) of the **FIRST PART**.

**A N D**

**SIDHI VINAYAK BUILDERS**, a Partnership Firm, (PAN: ADEFS2246K), having its office at Sidhi Dham, Jyotinagar, P.O Siliguri, P.S. Bhaktinagar, District Jalpaiguri -- hereinafter called the “**PURCHASER**” (which term and expression shall unless excluded by or otherwise repugnant to the subject or context be deemed to mean and include its Partner, successors in office, executors, administrators, representatives and permitted assigns) of the **OTHER PART** represented in these presents by its Partner, **SMT APOORWA BAZARI**, wife of Sri Rohit Bazari, Indian by Nationality, Hindu by Religion, Business by Occupation, Resident of Nabin Sen Road, P.O. and P.S. Siliguri, District Darjeeling .



:04:

Babbar Gopal Ghosh

**WHEREAS :**

- A. One Sri Pali Singh, son of Late Lel Singh, transferred an area of land measuring 0.70 acre comprised in Plot No. 586/682 appertaining to R.S. Khatian No. 477/1 of Mouza Dabgram to Sri Debendra Nath Ghosh (son of Late Pyari Mohan Ghosh of Seth Srilal Market, Siliguri, District Darjeeling) by virtue of a Deed of Sale executed on 10.09.1963 which was registered at the office of the Sadar Joint Sub-Registrar, Jalpaiguri being No. 5330 for the year 1963 and physical possession thereof was delivered to said Debendra Nath Ghosh.
- B. One Kakar Singh Das (son of Late Gaynath Singh Das) was the erstwhile owner of the land measuring 0.0825 acre comprised in R.S. Plot No. 583 of Sheet No. 8, appertaining to R.S. Khatian No. 471/2, within Mouza Dabgram, J.L.No.2, Pargana Bakunthapur, P.S. Rajganj (now Bhaktinagar), District Jalpaiguri and he transferred the said land measuring 0.0825 acre unto and in favour of said Sri Debendra Nath Ghosh (son of Late Pyari Mohan Ghosh) by virtue of a Deed of Sale executed on 26.05.1965 which was registered at the office of the District Sub-Registrar, Jalpaiguri, being No. 3832 for the year 1965 and physical possession thereof was delivered to said Debendra Nath Ghosh.

Deben Nath Ghosh

C. Gedu Singh, Bhedu Singh and Falin Singh (all sons of Late Lebu Singh) were the erstwhile owners of the land measuring 0.25 acre comprised in R.S. Plot No. 583 of Sheet No. 8, appertaining to R.S. Khatian No. 471/2, within Mouza Dabgram, J.L.No.2, Pargana Bakunthapur, P.S. Rajganj (now Bhaktinagar), District Jalpaiguri and they transferred the said land measuring 0.25 acre unto and in favour of said Sri Debendra Nath Ghosh (son of Late Pyari Mohan Ghosh) by virtue of a Deed of Sale executed on 12.08.1965 which was registered at the office of the Sadar Joint Sub-Registrar, Jalpaiguri being No. 6758 for the year 1965 and physical possession thereof was delivered to said Debendra Nath Ghosh.

D. By virtue of the purchases as aforesaid, said Debendra Nath Ghosh became the absolute and exclusive owner of the total land measuring 1.0325 acres (that is, 0.70 acre + 0.0825 acre + 0.25 acre) comprised in R.S. Plot No. 586/682 (area measuring 0.70 acre) appertaining to R.S. Khatian No. 477/1 and comprised in R.S. Plot No. 583 (area measuring 0.3325 acre) appertaining to R.S. Khatian No. 471/2, within Mouza Dabgram, J.L. No. 2, Sheet No. 8, Pargana Baikunthapur, P.S. Rajganj (now Bhaktinagar), District Jalpaiguri and since his purchase he remained in lawful possession thereof without any interruption from anybody.

Babu Lal Agaria

: 06 :

E. Smt. Raj Kumari Ghosh, Smt. Debirani Ghosh and Sri Dipankar Ghosh, the legal heirs of said Debendra Nath Ghosh, transferred an area of land measuring 0.9982 acres (including the below Schedule land) out of said land measuring 1.03 acres unto and in favour of Sri Pawan Kumar Agarwala (son of Sri Radha Krishna Agarwala), Sri Ramnath Prasad Gupta (son of Late Mathura Prasad Gupta) and Sri Kali Charan Pandiya (son of Sri Rameswar Prasad Pandiya) of Bankim Nagar, Anchal Road, P.S. Bhaktinagar, District Jalpaiguri by virtue of three separate Deeds of Conveyance, executed in their favour which were registered in the office of the Additional District Sub-Registrar, Jalpaiguri, being Nos. 5716, 5717 and 5718 all for the year 1992 and possession of the said land was duly delivered to the said purchasers.

F. Pawan Kumar Agarwala, Ramnath Prasad Gupta and Kali Charan Pandiya while in peaceful possession and occupation thereof as true and lawful owners, sold out the said land measuring 0.9982 acre to Sri Mohan Bajaj (son of Sri Ram Kumar Bajaj of P.S. Road, Gangtok, Sikkim) and Sri Rajesh Kumar Agarwal (son of Late Banarashi Das Agarwala of Nehru Road, Khalpara, Siliguri) by three separate Deeds of Conveyance, executed on 24.09.1998 and registered at the office of the Sub-Registrar Rajganj, District Jalpaiguri, being Nos. 2508 for the year 1998, 2514 for the year 1998 and 2516 for the year 1998.

Babu Cal Agarwal

: 07 :

G. Said Smt. Raj Kumari Ghosh, Smt. Debirani Ghosh and Sri Dipankar Ghosh, the legal heirs of said Debendra Nath Ghosh, also sold their remaining land measuring 0.0318 acre unto and in favour of said Sri Mohan Bajaj and Sri Rajesh Kumar Agarwal by a Deed of Conveyance, registered at the office of the Sub-Registrar, Rajganj, District Jalpaiguri, being No. 2499 for the year 1998.

H. By virtue of the aforesaid four Deeds of Conveyance, said Sri Mohan Bajaj and Sri Rajesh Kumar Agarwal became the owners of the landed property measuring in total 1.03 acres comprised in R.S. Plot No. 586/682 (area measuring 0.70 acre) appertaining to R.S. Khatian No. 477/1 and in R.S. Plot No. 583 (area measuring 0.33 acre) appertaining to R.S. Khatian No. 471/2 of Mouza Dabgram, being in actual, khas and physical possession thereof and having permanent heritable and transferable right, title and interest therein.

I. For their personal convenience said Sri Mohan Bajaj and Sri Rajesh Kumar Agarwal partitioned 0.44 acre of land out of their 1.03 acres of land by virtue of two separate Deeds of Partition, being Nos. 31 dated 04.01.2000 and I-3472 dated 24.11.2000, both registered in the office of the Sub-Registrar at Rajganj and the remaining 0.59 acre of land remained in their joint possession.



Bechu Gul Agarwal

: 08 :

J. Sri Rajesh Kumar Agarwal thereafter had transferred his land measuring 4.62 Kathas out of the land acquired vide Partition Deed No. I-31 dt 04/01/2000 and I-3472 dated 24.11.2000 within specific boundaries unto and in favour of the Vendor herein by virtue of Registered Deed of Gift, vide Deed No. I-2517 for the year 2018 within specific boundaries and registered at the office of the Additional District Sub-Registrar, Bhaktinagar, District Jalpaiguri, the Schedule land, free from all encumbrances, as the true and lawful owner thereof having permanent, heritable and transferable right, title and interest therein.

K. The Vendor and the owners of adjacent pieces and parcels of land have jointly constructed boundary wall up to 7 feet height (approximately) around the total land measuring 1.03 acres comprised in Plot No. 586/682 and 583 appertaining to Khatian Nos. 477/1 and 471/2 within Mouza Dabgram and have also installed a main gate (towards Pranami Mandir Road) on the southern side portion of the said boundary wall.

L. The Purchaser, being desirous of purchasing the **Schedule** land approached the Vendor and offered to purchase the Schedule land from him, that is, whatever right, title and interest the said Vendor has in the Schedule land, for a total consideration/price of Rs 46,03,000/- (Rupees Forty Six Lacs Three Thousand Only).

Barbara (M) Agre

: 09 :

M. The Vendor on being thus approached and considering the price offered by the Purchaser to be fair and reasonable, the proposal to be just and convenient agreed to sell the Schedule land to the Purchaser, free from all encumbrances, for a total consideration/price of Rs 46,03,000/- (Rupees Forty Six Lacs Three Thousand Only).

**NOW THIS DEED OF CONVEYANCE WITNESSETH** that in pursuance of the said offer and acceptance and in consideration of the said sum of Rs 46,03,000/- (Rupees Forty Six Lacs Three Thousand Only) paid by the Purchaser to the Vendor (receipt whereof the Vendor does hereby admit and acknowledge and of and from the payment of the said sum and every part thereof do hereby acquit, release and forever discharge the Purchaser and the Schedule land conveyed hereby and every part thereof) they, the Vendor, do hereby grant, transfer, sell, convey, assign and assure unto and to the use of the said Purchaser, free from all encumbrances, ALL THAT land, more fully described in Schedule hereunder written OR HOWSOEVER OTHERWISE the said land now is or at any time heretofore was situated, butted and bounded, known, numbered, called, described or distinguished TOGETHER WITH all lights, ways, paths, passages, rights, benefits and advantages of ancient and other rights, liberties, easements, privileges, profits, advantages, appendages and appurtenances, whatsoever, thereto belonging or in any way appertaining

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to or with the same or any part thereof now is or at any time heretofore was held, used, occupied or enjoyed therewith or reputed to belong or deemed taken or known as part, parcel or member thereof or appurtenant thereto AND the reversion and reversions, remainder and remainders and the rents, issues and profits of and from the Schedule land hereby granted, transferred, sold, conveyed, assigned and assured or intended so to be and every part thereof AND ALL the estates, rights, title, interest, inheritances, use, trust, possession, claim and demand whatsoever both in law and in equity of the Vendor into or upon the Schedule land hereby granted, transferred, sold, conveyed, assigned and assured or intended so to be and every part thereof TO HAVE AND TO HOLD the same unto and to the use of the Purchaser absolutely and forever together with title deeds, writings, muniments and other evidences of title AND THE Vendor do hereby covenant with the Purchaser that notwithstanding any acts, deeds, things whatsoever by the Vendor or by any of their predecessors in title, done or executed or knowingly suffered to the contrary, they, the Vendor, had at all materials times heretofore and now have good right, full power, absolute authority and indefeasible title (upto the extent as has devolved upon their predecessors in interest and upon the Vendor respectively in the manner as aforesaid) to grant, sell, convey, transfer, assign and assure the Schedule land hereby granted, sold, conveyed and transferred unto and to the use of the Purchaser in the manner as aforesaid AND THAT the Purchaser shall and may at all times hereafter peacefully and quietly possess and enjoy the Schedule land and every



Barbara Carl Bryant

: 11 :

part thereof without any lawful eviction, interruption, claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming from under or in trust for them or any of them or under any of their predecessors in title AND THAT free and clear and freely and clearly, absolutely acquitted, exonerated and released or otherwise by and at the costs and expenses of the Vendor well and sufficiently indemnified of and from and against all and all manner of claims, charges, liens, attachments, and encumbrances, whatsoever made or suffered by the Vendor or any of them or any of their predecessors in title or any person lawfully or equitably claiming as aforesaid AND FURTHER THAT the Vendor shall and will from time to time and at all times hereafter at the request and cost of the Purchaser do and execute all acts, deeds and things whatsoever for further and better assuring the Schedule land and every part thereof unto and to the use of the Purchaser according to the true meaning and intent of this deed as shall or may be reasonably required AND FURTHER MORE THAT the Vendor or such of them as the case may be, shall and at all material times hereafter indemnify and keep indemnified the Purchaser against losses, damages, costs, charges and expenses, if any, suffered by reason of any defect in title of the Vendor or any breach of the covenants herein contained AND the Vendor hereby declare that they or any of them have not entered into any binding contract with any other person or persons for sale or transfer or otherwise encumbering the Schedule land or any

Beenu Choudhary

: 12 :

part thereof and there is no such contract existing on the date of execution of these presents and in the event of discovery of any such contract or other encumbrances whatsoever the Vendor or such of them as the case may be, shall be liable to compensate the Purchaser adequately for the loss or injury sustained or to be sustained by the Purchaser in consequence thereof. The physical possession of the Schedule land hereby sold has been delivered by the Vendor unto and in favour of the Purchaser herein, free from all encumbrances.

**SCHEDULE ABOVE REFERRED TO**

**(Description of the land hereby sold)**

All that piece or parcel of vacant homestead land measuring 4.62 **Kathas**, situated at Pranami Mandir Road within Pargana Baikunthapur, Mouza Dabgram, J.L. No. 2, P.S. Bhaktinagar, District Jalpaiguri, comprised in and forming part of R.S. Plot No. 583, R.S. Sheet No. 8, appertaining to R.S. Khatian No. 471/2.

**The said land is butted and bounded as follows :**

In the North : By 12 ft wide Road

In the South : By Land of Sri Mohan Bajaj and others

In the East : By Land of Mohan Bajaj and Rajesh Kumar Agarwal ;

In the West : By Land of Smt Mina Devi Agarwal

: 13 :

**IN WITNESS WHEREOF** THE VENDOR HEREIN HAS PUT HIS SIGNATURES AND SEAL ON THIS DEED OF CONVEYANCE ON THE DAY, MONTH AND YEAR FIRST HEREIN ABOVE MENTIONED IN PRESENCE OF THE FOLLOWING WITNESSES :

WITNESSES :-

1. Navin Agarwal  
S/o Late K.N. Agarwal  
Vaham Singh Sarani  
P.O. Siliguri - 734401  
P.S. Siliguri



VENDOR

2. Nitu Dai  
S/o Lt. Jagadish Dai  
Vill - Chhota feldi  
Bablam 26P  
PO Sevoke Road  
PS Bhakti Nagar  
Siliguri - 01

Drafted by me as per instructions of the parties, prepared in my office and contents read over and explained to the parties by me



Manoj Agarwal

Advocate, Siliguri.

(Enrl No. F-505/434 of 1997)



: 14 :












**MEMO OF CONSIDERATION**

Sl No.	Draft. No.	Dated	Name of Bank	VENDOR	Amount
1	012425	12/04/18	IDBI BANK	Babulal Agarwal	Rs 46,03,000=00
				<b>Total</b>	<b>Rs. 46,03,000=00</b>

(Rupees Forty Six Lacs Three Thousand Only)












  
Babulal Agarwal

-----  
**VENDOR**

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

Babu Lal Agni

Babu Lal Agni  
Signature

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

Apoorva Basani

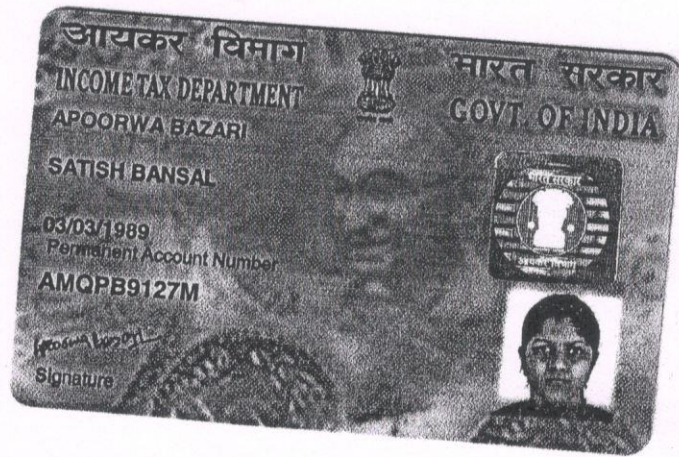
SIDHI VINAYAK BUILDERS

Apoorva Basani

PARTNER

Signature





*ApoorwaBazari*



Abdl. Diel Sub-Register  
Bhatli Nagar, Dist-Jaipur

18 APR 2018

18 APR 2018



आयकर विभाग  
INCOME TAX DEPARTMENT  
SIDHI VINAYAK BUILDERS

भारत सरकार  
GOVT. OF INDIA



04/10/2016

ADEFS2246K

02112016




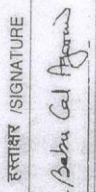
SIDHI VINAYAK BUILDERS

*Apoorva Bazar*

PARTNER

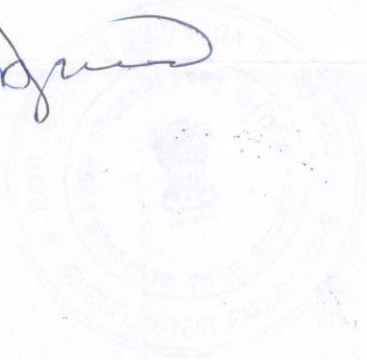
15 APR 2018

18 APR 2018


 PERMANENT ACCOUNT NUMBER  
**ACIPA1732H**  
 नाम / NAME  
**BABULAL AGARWAL**  
 पिता का नाम / FATHER'S NAME  
**BANARSHI DAS AGARWAL**  
 जन्म तिथि / DATE OF BIRTH  
**13-05-1964**  
 हस्ताक्षर / SIGNATURE  
  
 11-ए.ए.प. चक्रवर्ति सकारण  
 COMMISSIONER OF INCOME-TAX, W.B. II

इस कार्ड के खो / भिल जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / गपस कर दें  
 सहायक आयकर आयुक्त,  
 पी-7,  
 चौरंगी स्क्वायर,  
 कलकत्ता - 700 069.  
 In case this card is lost/found kindly inform/return to the issuing authority :  
 Assistant Commissioner of Income-tax,  
 P-7,  
 Chowringhee Square,  
 Calcutta- 700 069.

*Babulal Agarwal*



Bhabhi Mohan Das-13/05/64  
 ADD: Dst. S.P. Nagar, B.








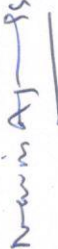
Government of West Bengal

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 07110000601454/2018

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	Mr BABULAL AGARWAL MOTIMILL BY LANE, NEHRU ROAD, P.O:- SILIGURI, P.S:- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734001	Seller			
SI No.	Name and Address of identifier	Identifier of		Signature with date	
1	Mr NAVIN AGARWAL Son of Late KEDARNATH AGARWAL ASHRAMPARA, P.O:- SILIGURI, P.S:- Siliguri, Siliguri Mc, District:- Darjeeling, West Bengal, India, PIN - 734001	Mr BABULAL AGARWAL			

(Tapash Kanti Ghosh)

ADDITIONAL DISTRICT  
SUB-REGISTRAR

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

Jalpaiguri, West Bengal



## Major Information of the Deed

Deed No :	I-0711-02863/2018	Date of Registration	26/04/2018
Query No / Year	0711-0000601454/2018	Office where deed is registered	
Query Date	13/04/2018 12:43:58 PM	A.D.S.R. BHAKTINAGAR, District: Jalpaiguri	
Applicant Name, Address & Other Details	APOORWA BAZARI NABIN SEN ROAD,Thana : Siliguri, District : Darjeeling, WEST BENGAL, Mobile No. : 9434019602, Status :Buyer/Claimant		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 1], [4308] Other than Immovable Property, Agreement [No of Agreement : 1]		
Set Forth value	Market Value		
Rs. 46,03,000/-	Rs. 48,02,490/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 2,88,169/- (Article:23)	Rs. 48,039/- (Article:A(1), E, 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, Mouza: Dabgram  
Sheet No - 8

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-583	RS-471/2	Bastu	Bastu	4.62 Katha	46,03,000/-	48,02,490/-	Width of Approach Road: 12 Ft., Adjacent to Metal Road,
<b>Grand Total :</b>					<b>7.623Dec</b>	<b>46,03,000 /-</b>	<b>48,02,490 /-</b>	

### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Mr BABULAL AGARWAL (Presentant )</b> Son of Late BANARSI DAS AGARWAL MOTIMILL BY LANE,NEHRU ROAD, P.O:- SILIGURI, P.S:- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734001 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ACIPA1732H, Status :Individual, Executed by: Self, Date of Execution: 15/04/2018 , Admitted by: Self, Date of Admission: 15/04/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 15/04/2018 , Admitted by: Self, Date of Admission: 15/04/2018 ,Place : Pvt. Residence

### Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>SIDHI VINAYAK BUILDERS</b> SIDHI DHAM , JYOTINAGAR, P.O:- SILIGURI, P.S:- Bhaktinagar, Siliguri Mc, District:-Jalpaiguri, West Bengal, India, PIN - 734001 , PAN No.:: ADEFS2246K, Status :Organization, Status : Not Executed

Major Information of the Deed :- I-0711-02863/2018-26/04/2018



**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mrs APOORWA BAZARI</b> Wife of Mr ROHIT BAZARI NABIN SEN ROAD, P.O:- SILIGURI, P.S:- Siliguri, Siliguri Mc, District:- Darjeeling, West Bengal, India, PIN - 734001, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, Status : Representative, Representative of : SIDHI VINAYAK BUILDERS (as PARTNER)

**Identifier Details :**

Name & address
Mr NAVIN AGARWAL Son of Late KEDARNATH AGARWAL ASHRAMPARA, P.O:- SILIGURI, P.S:- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734001, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Identifier Of Mr BABULAL AGARWAL

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Mr BABULAL AGARWAL	SIDHI VINAYAK BUILDERS-7.623 Dec

**Endorsement For Deed Number : I - 071102863 / 2018****On 13-04-2018****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 48,02,490/-



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

Major Information of the Deed :- I-0711-02863/2018-26/04/2018



**On 15-04-2018**

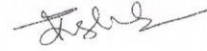
**Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)**

Presented for registration at 09:30 hrs on 15-04-2018, at the Private residence by Mr BABULAL AGARWAL ,Executant.

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

Execution is admitted on 15/04/2018 by Mr BABULAL AGARWAL, Son of Late BANARSI DAS AGARWAL, MOTIMILL BY LANE,NEHRU ROAD, P.O: SILIGURI, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by Profession Business

Indetified by Mr NAVIN AGARWAL, , , Son of Late KEDARNATH AGARWAL, ASHRAMPARA, P.O: SILIGURI, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by profession Business



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

**On 19-04-2018**

**Payment of Fees**


Certified that required Registration Fees payable for this document is Rs 48,039/- ( A(1) = Rs 48,025/- ,E = Rs 14/- ) and Registration Fees paid by by online = Rs 48,039/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 14/04/2018 5:02PM with Govt. Ref. No: 192018190220098161 on 14-04-2018, Amount Rs: 48,039/-, Bank: IDBI Bank ( IBKL0000012), Ref. No. 162358328 on 14-04-2018, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 2,88,169/- and Stamp Duty paid by by online = Rs 2,83,169/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 14/04/2018 5:02PM with Govt. Ref. No: 192018190220098161 on 14-04-2018, Amount Rs: 2,83,169/-, Bank: IDBI Bank ( IBKL0000012), Ref. No. 162358328 on 14-04-2018, Head of Account 0030-02-103-003-02



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

**On 26-04-2018**

**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.

Major Information of the Deed :- I-0711-02863/2018-26/04/2018

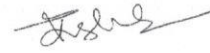


## Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 2,88,169/- and Stamp Duty paid by Stamp Rs 5,000/-

### Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10/-
2. Stamp: Type: Impressed, Serial no 1505, Amount: Rs.5,000/-, Date of Purchase: 10/04/2018, Vendor name: Jaya Rani Das



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

Major Information of the Deed :- I-0711-02863/2018-26/04/2018

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0711-2018, Page from 70684 to 70708  
being No 071102863 for the year 2018.



Digitally signed by TAPASH KANTI  
GHOSH  
Date: 2018.04.27 15:04:41 +05:30  
Reason: Digital Signing of Deed.

(Tapash Kanti Ghosh) 27-04-2018 15:04:35  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BHAKTINAGAR  
West Bengal.

(This document is digitally signed.)