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पश्चिम बंगाल WEST BENGAL

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Certified that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this document are the part of this document.

District Sub-Registrar II

Alipore, South 24 Parganas

30 DEC 2020

THIS INDENTURE OF CONVEYANCE made this the 26<sup>th</sup> day of December TWO THOUSAND AND TWENTY

BETWEEN

15436

15 DEC 2020

DEBJYOTI GHOSH  
ADVOCATE  
SEALDAH CIVIL COURT  
ROOM NO. 411 (4TH FLOOR)  
KOLKATA-700014

No. ....Rs.-10/-Date.....

Name:.....

Address:.....

Vendor:.....

Alipur Collectorate, 24 Pgs. (S)  
**SUBHANKAR DAS**  
**STAMP VENDOR**  
Alipur Police Court, Kol-47



5691

*Ranvan Das*  
DELMON REALTY LLP  
Designated Partner / Authorized Signatory



5692

*Debaki Hasky*



5693

*Subhas Mukherjee*



5694

Identified by me

*Debbyoti Ghosh*  
36/1A Eighth Rd,  
Kol-47  
Service.



District Sub-Registrar-II  
Alipore, South 2A Parganas

26 DEC 2020

**1. DEBABRATA MUKHERJEE** (PAN AFEPFM1809E), (AADHAR NO. 872881141805) son of Late Upendranath Mukhopadhyay, by Occupation-Business, , **2. SUBHRA MUKHERJEE** (PAN AKNPPM5364Q) (Aadhar No. 711851283130) wife of Sri DEBABRATA MUKHERJEE, by Occupation-Housewife, both residing at Madhyapara, Akra Krishnanagar, Police Station Maheshstala, Post Office Maheshstala, District South 24 Parganas, PIN 700140 hereinafter jointly referred to as the VENDORS (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include each one of them and each of their respective heirs, executors, administrators, legal representatives and assigns) of the ONE PART

**AND**

**DELMON REALTY LLP (PAN AAMFD8063G)** the Limited Liability Partnership Firm incorporated under the Limited Liability Partnership Act 2008 having its regd. Office at 36/1A, Elgin Road, Kolkata - 700 020 represented by Sri Ram Naresh Agarwal (**PAN NO. ACYPA1903G**), (**ADHAR NO. 594889630890**), (**MOBILE NO. 9830040316**), son of Late Nand Kishore Agarwal, residing at Flat no. 5B, 135G, S.P.Mukherjee Road, Police Station- Tollygunge, Post Office: Kalighat, Kolkata- 700026, hereinafter referred to as the **PURCHASER** (which expression shall unless otherwise executed by or repugnant to the subject or context be deemed to mean and include each one of them and each of their respective heirs, executors, administrators, legal representatives and assigns) of the OTHER PART:

**WHEREAS**

- A) Kamal Kumar Mukhopadhyay, Bipin Bihari Mukhopadhyay, Nirmal Kumar Mukhopadhyay, Bimal Kumar Mukhopadhyay, Parimal Kumar Mukhopadhyay, Upendra Nath Mukhopadhyay, Anil Kumar Mukhopadhyay and Debabrata Mukhopadhyay were the owners of 1392 Decimal equivalent to 42 Bigha 02 Cottah 02 Chitaks 25 Square Feet of land be the same a little more or less in R.S Dag Nos



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*[Faint, illegible text]*

315, 315/1505, 317, 324, 380. 381, 380/1506, 323, 314/1217, 314, 315/1473, 314/1503, 314/1504, 313, 313/1502, 312, 312/1501, 312/1474, 312/1509, 316, 318, 319, 320, 321, 322, 312/1157, (altogether 26 Dags) lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshatala, District South 24 Parganas, more fully and particularly described in the Schedule (A) hereunder written and herein after referred to as the **'Entire Property'**.

- B) The said Kamal Kumar Mukhopadhyay, therein referred to as the First Part, Bipin Bihari Mukhopadhyay, Nirmal Kumar Mukhopadhyay, Bimal Kumar Mukhopadhyay Parimal Kumar Mukhopadhyay, therein referred to as the Second Part and Upendra Nath Mukhopadhyay, Amal Kumar Mukhopadhyay, Debabrata Mukhopadhyay, therein referred to as the Third Part executed a Bengali Deed of Partition dated 12<sup>th</sup> November, 1979, registered in the office of Joint Sub Registrar of Alipur at Behala, recorded in Book No. 1, Volume 39, Pages 232 to 253, Being No. 1982 for the year 1979 in respect of the said "Entire Property".

- C) By virtue of the said Bengali Deed of Partition the said Kamal Kumar Mukhopadhyay got 409.5 Decimal equivalent to 12 Bigha 07 Cottah 11 Chitaks 43 Square feet and undivided 56.33 Decimal equivalent to 01 Bigha 14 Cottah 1 Chitaks 12 Square Feet, aggregating to 465.83 Decimal equivalent to 14 Bigha 01 cottah 13 Chitak 10 Square Feet of land be the same a little more or less identified as R.S Dag Nos 380, 381, 380/1506, 315/1473, 314,314/1503, 314/1504, 314/1217, 315, 315/1505, 316, 317, 318, 323, out of the said "Entire Land" and subsequently the said Kamal Kumar Mukhopadhyay mutated his name in L.R. RO.R. being L.R. Khatian No. 451.

- D) The said Kamal Kumar Mukhopadhyay was a bachelor and died intestate leaving behind him his three sisters namely Ashalata Devi alias Asha Rani Chatterjee, Parul Bala Devi alias Jayanti Chatterjee



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- and Mira Bala Devi alias Mira Chatterjee as his only surviving legal heirs and representatives.
- E) The said Ashalata Debi alias Asha Rani Chatterjee died intestate leaving behind him her two daughters namely Sujata Banerjee, Supriya Mukhopadhyay and only son Subhash Chandra Chattopadhyay as her only surviving legal heirs and representatives.
- F) The said Parul Bala Devi alias Jayanti Chatterjee died intestate leaving behind him her two sons Somenath Chatterjee, Chandra Nath Chatterjee, two daughters Indrani Mukherjee and Debjani Mukherjee as her only surviving legal heirs and representatives.
- G) The said Mira Bala Devi alias Mira Chatterjee died intestate leaving behind him her two daughters namely Pritha Bhattacharya and Soma Banerjee as her only surviving legal heirs and representatives.
- H) Thus the said Sujata Banerjee, Supriya Mukhopadhyay, Subhash Chandra Chattopadhyay, Somenath Chatterjee, Chandra Nath Chatterjee, Indrani Mukherjee, Debjani Mukherjee, Pritha Bhattacharya and Soma Banerjee, became owners of ALL THAT piece and parcel of land measuring 408.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet of land be the same a little more or less identified as R.S Dag Nos 380 and 381, of land lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshatala Maheshatala Municipality, District South 24 Parganas, more fully and particularly described in the Schedule (B) hereunder written and herein after referred to as the "SAID LAND".
- I) That the said Sujata Banerjee, Supriya Mukhopadhyay, Subhash Chandra Chattopadhyay, Somenath Chatterjee, Chandra Nath Chatterjee, Indrani Mukherjee, Debjani Mukherjee, Pritha Bhattacharya and Soma Banerjee sold and/ or conveyed ALL THAT piece and parcel of land measuring 408.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet of land be the same a



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little more or less identified as R.S Dag Nos 380 and 381, of land lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshstala Maheshstala Municipality, District South 24 Parganas unto and in favour of the present vendors by a registered Deed of Conveyance dated 29<sup>th</sup> September, 2020 and the said Deed was duly recorded in Book No. 1, Being Deed No. 160205469 for the year 2020, registered at District Sub Registrar- II, South 24 Parganas

J) THAT now the Vendors have represented to the PURCHASER that the said Property is free from all encumbrances marketable and they have a good title to the same.

K) The Vendors shall help to obtain permission and/or necessary NOC from various departments such as Airport Authority of India, Provisional Fire NOC and further the Vendors have submitted a draft building plan with the aid and assistance of the PURCHASERS to the sanctioning Authority of Maheshstala Municipality and agrees to grant unto the PURCHASER the absolute right and benefit of the permissions and NOCs and the plan.

L) The Vendors also assured the PURCHASER herein that they have not stood as guarantor in respect of any third party liability and/ or have given any undertaking in favour of any third party

M) The Vendors also undertake to sign and execute any further papers and/or documents which the PURCHASER may require for the purpose of carrying out development of the land without any further financial liability.

N) The Vendors have agreed to sell, transfer and convey and the PURCHASER have agreed to purchase **ALL THAT** the undivided land admeasuring about 12 Decimal *Hkholo* land out of 429 Decimal comprised in R.S/ L.R Dag No. 380 appertaining to R.S Khatian No. 1137 corresponding to L.R Khatian No. 451, lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshstala under



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Maheshstala Municipality, District South 24 Parganas, Post office and Police Station- Maheshstala out of the "SAID LAND" which is morefully and particularly mentioned in **Part II of Schedule B** herein below herein after referred to as the "**Demised Land**", free from all encumbrances, liens, lispendens, charges, acquisitions, requisitions, attachments and trusts of whatsoever nature alongwith the benefit of the permissions and/or NOC and the proposed building plan at and for the consideration of a sum of **Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only**

**NOW THIS INDENTURE WITNESSETH** that in pursuance of the said agreement and in consideration of the said sum of **Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only** of the lawful money of the Union of India well and truly paid by the Purchasers to the Vendors at or before the execution of these presents (the receipt whereof the Vendors do and each of them doth hereby as also by the receipt hereunder written admit acknowledge and of and from the same and every part thereof forever acquit release and discharge the Purchasers and the said land ) the Vendors do and each of them doth hereby grant transfer convey assign and assure unto and in favour of the Purchaser ALL THAT the piece and parcel of land comprising to various R.S/ L.R Dag nos mentioned in the Part II of Schedule- B herein below morefully, and the same is shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (hereinafter referred to as the said land ) **OR HOWSOEVER OTHERWISE** the said land or any part thereof now is or heretofore was situated, butted, bounded, called, known, numbered, described and distinguished Together With all boundary walls sewers drains ditches ancient and other rights, paths, passages and all manner of rights, privileges easements, advantages and appurtenances whatsoever to the said land or any part thereof belonging to or anywise appertaining or usually held, occupied or enjoyed or reputed known as part parcel or member thereof or appurtenant thereto and all the estate, right, title, interest, property, claim and demand whatsoever both at law or in equity of the Vendors into and upon the same or any part thereof Together With all deeds, pattahs, muniments of title whatsoever relating to the said land or any part



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thereof which now are or at any time hereafter shall or may be in the possession, power or control of the Vendors or any other person or persons from whom they may procure the same without any action or suit TO HAVE AND TO HOLD the said land hereby granted, conveyed, transferred, assigned and assured or otherwise expressed or intended so to be and every part thereof unto and to the use of the Purchasers absolutely and forever and the Vendors do and each of them doth hereby covenant with the Purchasers THAT NOTWITHSTANDING any act, deed or thing by the vendors or their predecessors - in - title done or executed or knowingly suffered to the contrary the vendors are now lawfully, rightfully, and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereby granted, transferred and conveyed or expressed or intended so to be and every part thereof without any manner or condition, use, trust or other thing whatsoever to alter, defeat, encumber or make void the same AND THAT NOTWITHSTANDING any such act, deed or thing whatsoever as aforesaid the vendors have now in themselves good right, full power and absolute authority to grant, transfer and convey the said land hereby granted, transferred and conveyed or expressed or intended so to be unto and to the use of the Purchasers in manner aforesaid AND the Purchasers shall and may at all times hereafter peaceably and quietly possess and enjoy the said land and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim or demand from or by the Vendors or any person or persons lawfully or equitably claiming from under or in trust for them 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 Vendors well and sufficiently indemnified of from and against all manners of claims, charges, liens, debts, attachments and encumbrances whatsoever made or suffered by the Vendors or any person or persons lawfully or equitably claiming as aforesaid AND further that the Vendors and all persons having or lawfully or equitably claiming any estate or interest whatsoever in the said land or any part thereof from under or in trust for the Vendors shall and will from time to time and at all times hereafter at the request and costs of the Purchasers do and execute or cause to be done and executed al such acts, deeds and things whatsoever for further better and more perfectly assuring the said land and every part thereof unto and to the use of the purchasers in manner aforesaid as shall or may reasonably required.



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**THE SCHEDULE ABOVE REFERRED TO**  
**SCHEDULE A**  
**(ENTIRE PROPERTY)**

All That the piece and parcel of land measuring 1392 Decimal equivalent to 42 Bigha 02 Cottah 02 Chitaks 25 Square Feet lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshatala under Maheshatala Municipality, District South 24 Parganas as follows:

Sl. No.	R.S.Khatian	R.S. Dag No.	Area (Dec.)
1	680	315	165
2	Do	315/1505	19
3	1008	317	08
4	1010	324	20
5	1137	380	429
6		381	64
7		380/1506	5
8	414	323	28
9	875	314/1217	17
10		314	20
11		315/1473	44
12		314/1503	7
13		314/1504	21
14	487	313	41
15		313/1502	14
16	456	312	178
17		312/1501	24
18	876	312/1474	54
19		312/1509	6
20	270	316	46
21	121	318	32
22		319	24



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23	320	27	(42 BIGHA-2 COTTAH -2 CHITAKS 25 SQUARE FOOT)
24	321	37	
25	322	14	
26	312/1157	48	
		1392	

**SCHEDULE B  
(SAID LAND)**

**(Part-I)**

ALL THAT piece and parcel of land measuring 408.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet of land be the same a little more or less identified as R.S Dag Nos 380 and 381, of land lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshatala Maheshatala Municipality, District South 24 Parganas as follows:

**(PART I)**

Sl. No.	RS Khatian	LR KHATIAN	R.S./L.R. Dag No.	Classification	Area (Dec.)
1	1008, 1137	451	380 (P)	Itkhola	350
2			381 (P)	Itkhola	58.5
					408.5 (12 Bigha - 7 Kotah- 11 Chitak- 43 Square foot)



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**PART- B**

**ALL THAT** the undivided land admeasuring about 12 Decimal *Itkhola* land out of 429 Decimal comprised in R.S/L.R Dag No. 380 appertaining to R.S Khatian No. 1137 corresponding to L.R Khatian No. 451, lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshstala under Maheshstala Municipality, District South 24 Parganas, Post office and Police Station- Maheshstala and the dag is shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (*Gangabandh Road*)

**IN WITNESS WHEREOF** the parties hereto have hereunto set and subscribed their respective hands and seals the day month and year first above written

**SIGNED AND DELIVERED****BY THE VENDORS** at Kolkata

in the presence of:

1. *Souvik Das*
2. Nillesh Kundu.

*Sukanya Mukherjee*

**SIGNED AND DELIVERED****BY THE PURCHASER** at Kolkata

in the presence of:

1. *Souvik Das*

*Sukanya Mukherjee*

FOR DELMON REALTY LLP  
 AUTHORIZED SIGNATORY  
*Ranjan Das*

2. Nillesh Kundu

Drafted by me: -

(As per instruction)

*Debjyoti Choudhury*  
 Advocate

Sealdah Civil Court

Kolkata- 700014

Enrollment No. : - *WB/547109*



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RECEIVED of and from the within-named PURCHASER the within-mentioned sum of Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only paid as follows:-

MEMO OF CONSIDERATION

<u>Date</u>	<u>Cheque No.</u>	<u>Bank</u>	<u>Amount</u>
23/12/20	543599	Punjab & Sindh Bank	1586310

Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only

WITNESSES:

- 1) *[Signature]*  
36/1A Elgin Rd.  
K01-20.
- 2) Nilesh Kundu  
36/1A, Elgin Rd.  
K01-20.

*[Signature]*  
Suhra Mukherjee

VENDORS

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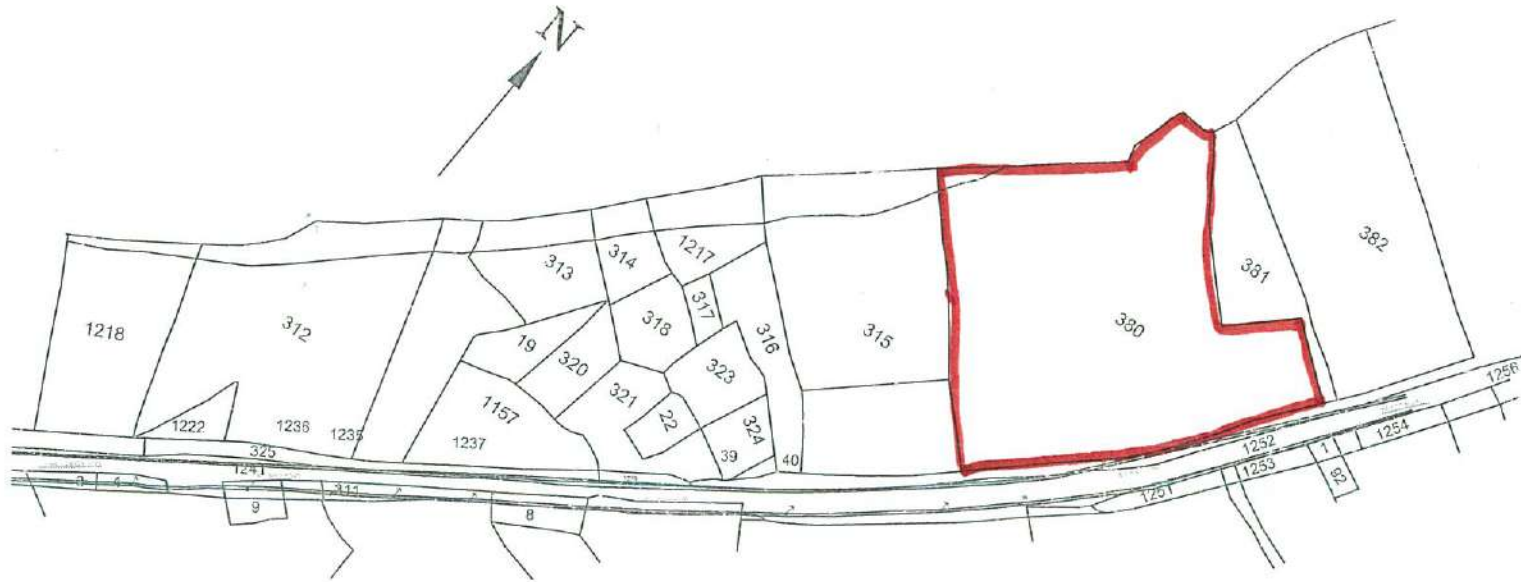


District Sub-Registrar-II  
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26 DEC 2020



DEED PLAN OF MOUZA KRISHNA NAGAR JL. NO - 1, WARD NO - 20, MAHESHTALA MUNICIPALITY



RS/LR

DAG NO

PURCHASED AREA

PURCHASER

VENDORS

380

Undivided 12 Decimal  
(Three Decimal)

DELMON REALTY LLP

*Ranwan Afary*  
Designated Partner / Authorized Signatory

1 *Debabrata Murthy*

2 *Debabrata Murthy*  
*Subhra Mukherjee*





~~District Sub-Registrar-II~~  
Alipore, South 24 Parganas


**2 5 DEC 2020**



SPECIMEN FORM FOR TEN FINGER PRINTS

													
Name.....	Debraj Nath Mukherjee	Signature.....	<i>Debraj Nath Mukherjee</i>	Little		Middle		Fore		Thumb			
				(Left Hand)		(Left Hand)		(Left Hand)		(Left Hand)			
				Ring		Middle		Fore		Ring		Little	
				(Right Hand)		(Right Hand)		(Right Hand)		(Right Hand)		(Right Hand)	
				Thumb		Fore		Middle		Ring		Little	

													
Name..	SUPHARA MUKHERJEE	Signature..	<i>Suphara Mukherjee</i>	Little		Middle		Fore		Thumb			
				(Left Hand)		(Left Hand)		(Left Hand)		(Left Hand)			
				Ring		Middle		Fore		Ring		Little	
				(Right Hand)		(Right Hand)		(Right Hand)		(Right Hand)		(Right Hand)	
				Thumb		Fore		Middle		Ring		Little	

													
Name.....	Ranjan Das	Signature.....	<i>Ranjan Das</i>	Little		Middle		Fore		Thumb			
				(Left Hand)		(Left Hand)		(Left Hand)		(Left Hand)			
				Ring		Middle		Fore		Ring		Little	
				(Right Hand)		(Right Hand)		(Right Hand)		(Right Hand)		(Right Hand)	
				Thumb		Fore		Middle		Ring		Little	



District Sub-Registrar-II  
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26 DEC 2020



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

GRN : 19-202021-017653668-1      Payment Mode : Online Payment  
GRN Date: 22/12/2020 12:13:23      Bank : ICICI Bank  
BRN : 56285058      BRN Date: 22/12/2020 12:14:14

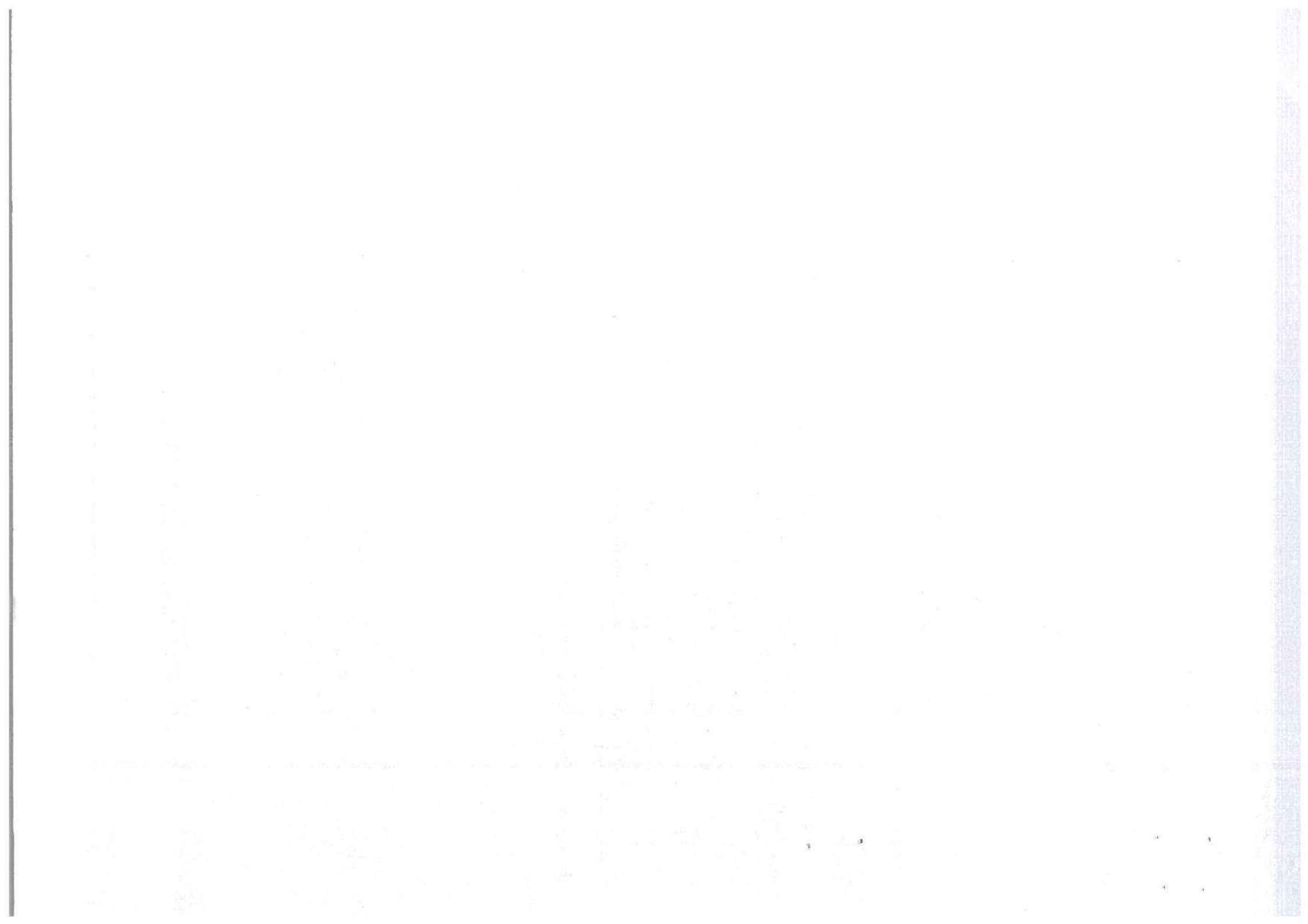
**DEPOSITOR'S DETAILS**

Name : DELMON REALTY LLP      Id No. : 2001739365/1/2020  
Contact No. :      Mobile No. : +91 9674749806  
E-mail : souvikdas@srijanrealty.in      [Query No./Query Year]  
Address : 361A ELGIN ROAD KOLKATA 700020  
Applicant Name : Mr ANUJ JALAN  
Office Name :  
Office Address :  
Status of Depositor : Buyer/Claimants  
Purpose of payment / Remarks : Sale, Sale Document

**PAYMENT DETAILS**

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	2001739365/1/2020	Property Registration- Stamp duty	0030-02-103-003-02	103626
2	2001739365/1/2020	Property Registration- Registration Fees	0030-03-104-001-16	17273
3	2001739365/1/2020	Mutation/Conversion -Receipt	0029-00-800-028-27	36000
<b>Total</b>				<b>1566899</b>

In Words : Rupees One Lakh Fifty Six Thousand Eight Hundred Ninety Nine only





**DELMON REALTY LLP**

*Ranjan Aggarwal*

**Designated Partner / Authorized Signatory**

Служба государственной безопасности

ДЕПТОМ БЕХУЛ ДСБ

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

AFEPM1809E

नाम / Name  
DEBABRATA MUKHERJEE

पिता का नाम / Father's Name  
UPENDRA NATH MUKHERJEE

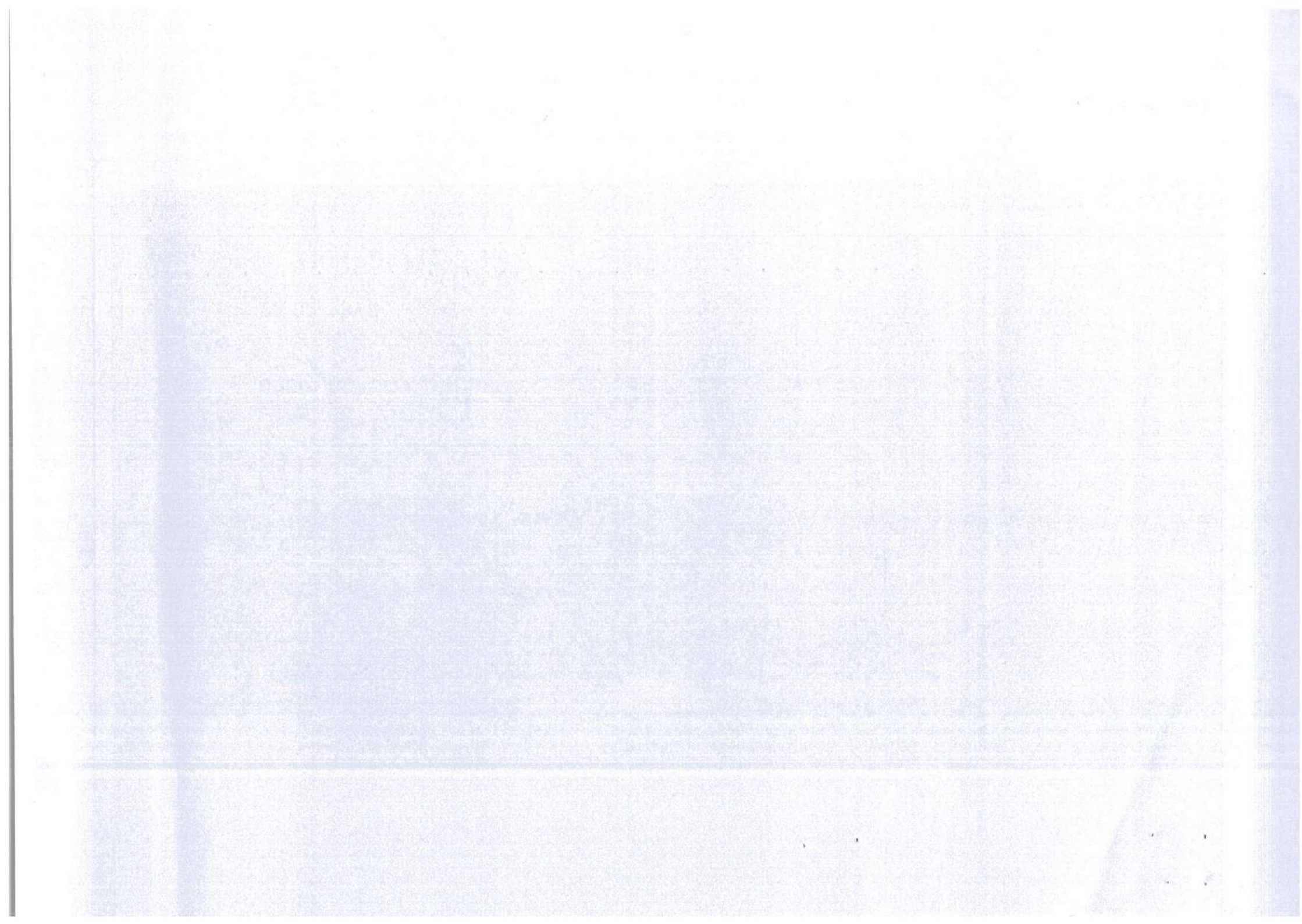
जन्म की तारीख / Date of Birth  
20/02/1953

*Debabrata Mukherjee*  
हस्ताक्षर / Signature



04082017

*Debabrata Mukherjee*







सत्यमेव जयते



आधार

ভারতীয় পরিচিতি পরিচয় প্রমাণকারক

ভারত সরকার

Unique Identification Authority of India  
Government of India

ভূমিকাভুক্তির আই ডি / Enrollment No.: 2017/80219/00949

To  
নেত্রত মৃগঞ্জী  
Deabrata Mukherjee  
S/O: Upendranath Mukherjee  
Madhya para  
Maheshala (M)  
Akra Krishnanagar  
South 24 Parganas South 24 Parganas  
West Bengal 700140  
9007212158  
07/07/2016  
375918880  
MA759188804FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

**8728 8114 1805**

আমার আধার, আমার পরিচয়



ভারত সরকার  
Government of India

নেত্রত মৃগঞ্জী  
Deabrata Mukherjee  
অনুভবিন্দু / DOB : 20/02/1953  
মূগ্ধ / Male



8728 8114 1805

আমার আধার, আমার পরিচয়

Deabrata Mukherjee





भारत सरकार  
3T3TAR

ভারত সরকার  
অধিকার

Unique Identification Authority of India  
Government of India

জালিকাঙ্কিত আই ডি / Enrollment No.: 2017/8/0219/00948

To  
শ্রী স্মৃতি  
Subhra Mukherjee  
W/O. Debabrata Mukherjee  
madiya para  
Maheshala (M)  
Akra Krishanagar  
South 24 Parganas South 24 Parganas  
West Bengal 700140  
9163208641  
372226080  
MA722260806FT



আপনার আধার সংখ্যা / Your Aadhaar No. :  
**7118 5128 3130**

আমার আধার, আমার পরিচয়



ভারত সরকার  
Government of India



শ্রী স্মৃতি  
Subhra Mukherjee  
সংসর্গিত / DOB : 30/12/1960  
শ্রীমতি / Female



7118 5128 3130  
আমার আধার, আমার পরিচয়



भारत सरकार  
AADHAAR

তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

■ আধার সারা দেশে মান্য।

■ আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।

■ Aadhaar is valid throughout the country.

■ Aadhaar will be helpful in availing Government and Non-Government services in future.



ভারত সরকার  
Unique Identification Authority of India

ঠিকানা:  
আধার  
উমাই/ও: দেবব্রত স্মৃতি, মাধ্য  
পাড়া, মহেশলা (এম), বর্ধমান  
২৪ পরগণা, অত্র কৃষ্ণনগর,  
পশ্চিম বঙ্গ, 700140

Address:  
W/O. Debabrata Mukherjee,  
madiya para, Maheshala (M),  
South 24 Parganas, Akra  
Krishnanagar, West Bengal,  
700140



1947

helpline@uidai.gov.in

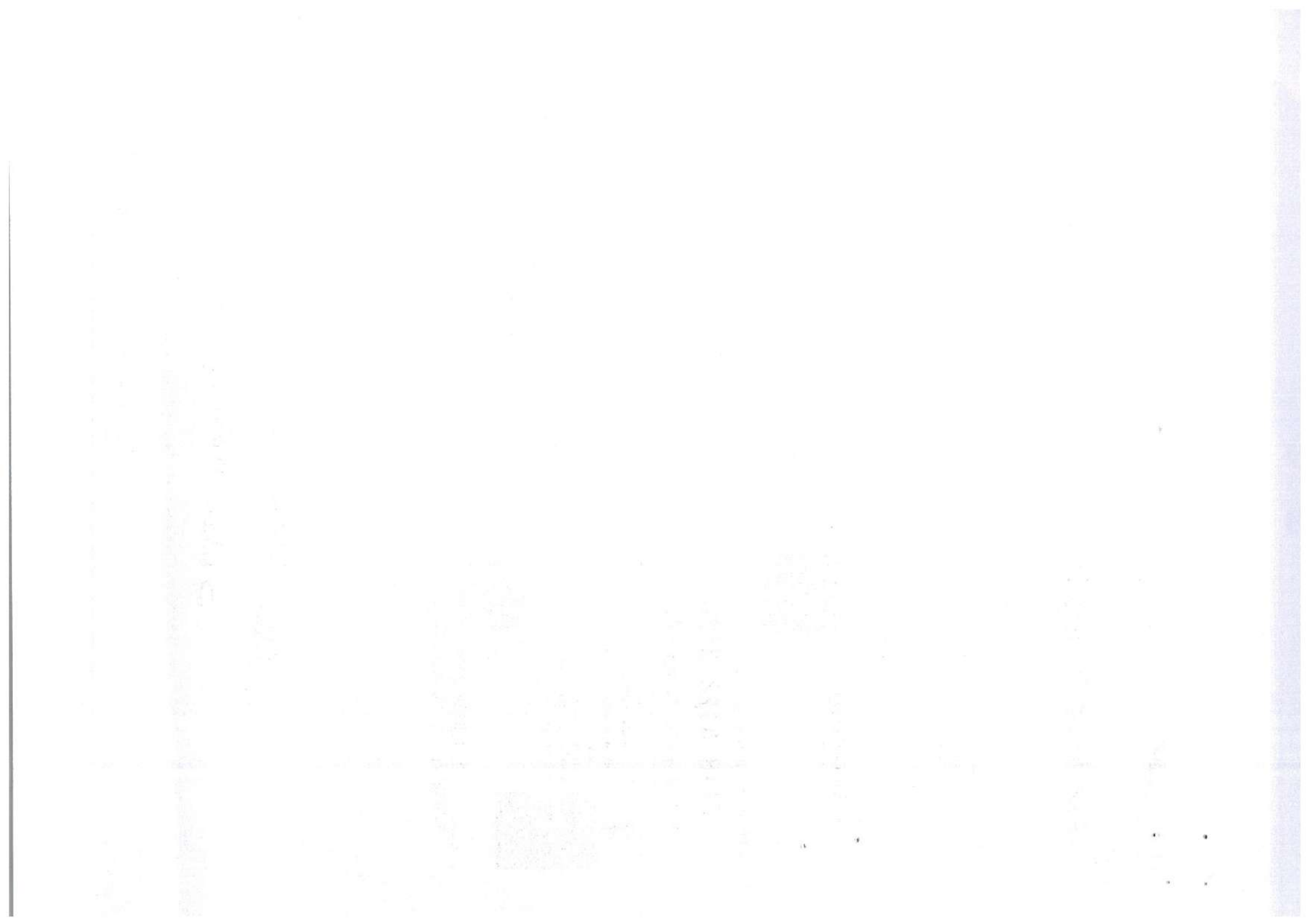
www.uidai.gov.in

7118 5128 3130

Subhra Mukherjee

Subhra Mukherjee

Subhra Mukherjee



**भारत सरकार**      **भारत सरकार**  
**INCOME TAX DEPARTMENT**      **GOVT. OF INDIA**

**नाम / Name**  
SUBHRA MUKHERJEE

**पिता का नाम / Father's Name**  
MOHANLAL BANERJEE

**जन्म की तारीख / Date of Birth**  
30/12/1960

**स्थायी खाता संख्या / Permanent Account Number Card**  
AKNPM5364Q

**हस्ताक्षर / Signature**  
Subhra Mukherjee





05062017

Subhra Mukherjee

इस कार्ड के खोले / खोले गए अनुसार सूचीकृत करें / संदर्भित :  
 भारतीय धन सेवा ब्यूरो, एन एन एस डी यूए  
 5 वीं मंजिरा, प्लॉट नंबर 341, सर्वे नंबर 997/8,  
 मोडल कोलोनी, नज़र डीप बंगलो चोक,  
 पुणे - 411 016.

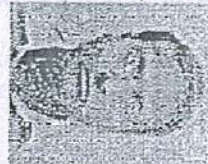
*If this card is lost / someone's lost card is found,  
 please inform / return to :*  
 Income Tax PAN Services Unit, NSDL  
 5th floor, Mantri Sterling,  
 Plot No. 341, Survey No. 997/8,  
 Model Colony, Near Deep Bungalow Chowk,  
 Pune - 411 016.  
 Tel: 91-20-2721 8080, Fax: 91-20-2721 8081  
 e-mail: [info@nsdl.co.in](mailto:info@nsdl.co.in)

Subhra Mukherjee





भारत सरकार  
GOVERNMENT OF INDIA



श्री नरेश अग्रवाल  
Name: Nareesh Agrawal  
पिता : नरेश किशोर अग्रवाल  
Father : NAND KISHORE AGRAWAL  
जन्म तिथि / Year of Birth : 1967  
लिंग / Male

5948 8963 0390



आधार - आधार नं. 5948 8963 0390



अंतर्राष्ट्रीय शिशु-साक्षरता अभियान  
UNICEF BENEFICIARY AUTHORITY OF INDIA

पता:  
एन एन ५०६, एन.ए.ए.  
रोड, कालिघाट, कोलकाता,  
पश्चिम बंगाल, ७०००२६

Address:  
F NO 5B 135G, S.P.  
MUKHERJEE ROAD,  
KALIGHAT, Kolkata, West  
Bengal, 700026



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Bengal/590026

*Penman Agency*





*Ranvan Agary*

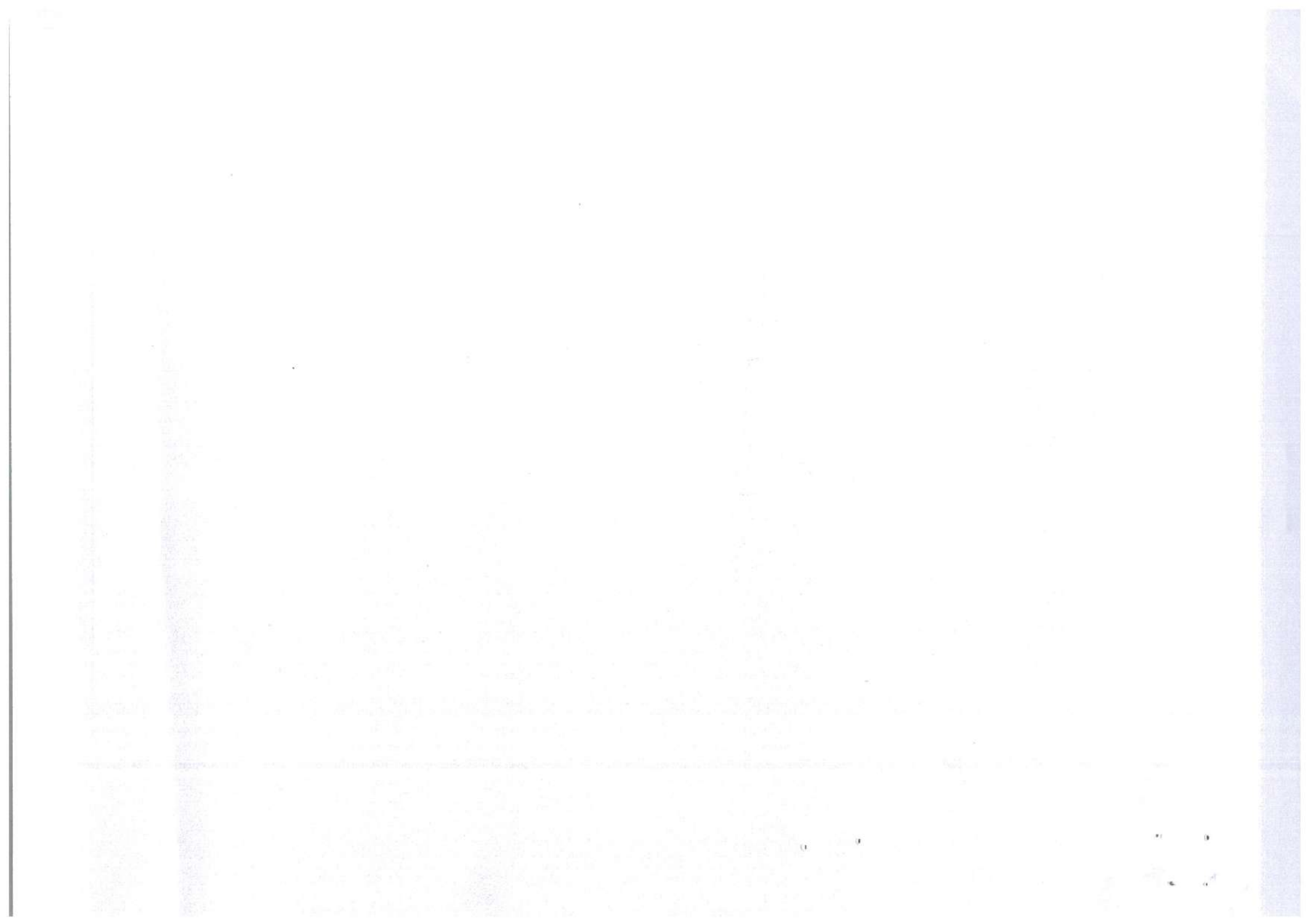
आयकर विभाग  
INCOME TAX DEPARTMENT  
GOVT. OF INDIA



RAM NARESH AGARWAL  
NAND KISHORE AGARWAL  
03/05/1967  
Permanent Account Number  
ACYPA1903G  
for Ranvan Agary  
Signature



22062019





ভারতীয় বিনামূল্যে পরিচয় প্রাধিকারণ

ভারত সরকার

Unique Identification Authority of India  
Government of India

ভূমিকাভুক্তির আই ডি / Enrollment No.: 1040/19810/02308

To  
শৌভিক দাস  
Souvik Das  
14/C J.KLANE  
JHOWTALA  
Ballygunge S.O  
Kolkata  
23/08/2013  
41122832  
West Bengal 700019  
MN411228320FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

**9328 3191 5555**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার  
Government of India



শৌভিক দাস  
Souvik Das  
পিতা : শক্তি দাস  
Father : SACHINDRA NATH DAS  
সঙ্গ / Male  
জন্ম তারিখ / DOB : 15/11/1983



9328 3191 5555

আধার - সাধারণ মানুষের অধিকার

*Souvik Das*

1850  
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Govt. of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Challan

GRN: 192020210184706261      Payment Mode: Online Payment  
GRN Date: 30/12/2020 08:54:42      Bank: State Bank of India  
BRN: CKO9081646      BRN Date: 30/12/2020 08:57:34

DEPOSITOR'S DETAILS

Name: SK KHOKAN      Id No.: 2001739365/4/2020  
[Query No./Query Year]  
Contact No.:      Mobile No.: +91 9874232118  
E-mail:      Address: Allpore kolkata700027  
Applicant Name: Mr ANUJ JALAN  
Office Name:      Office Address:      Status of Depositor: Advocate  
Purpose of payment / Remarks: Sale, Sale Document Payment No 4

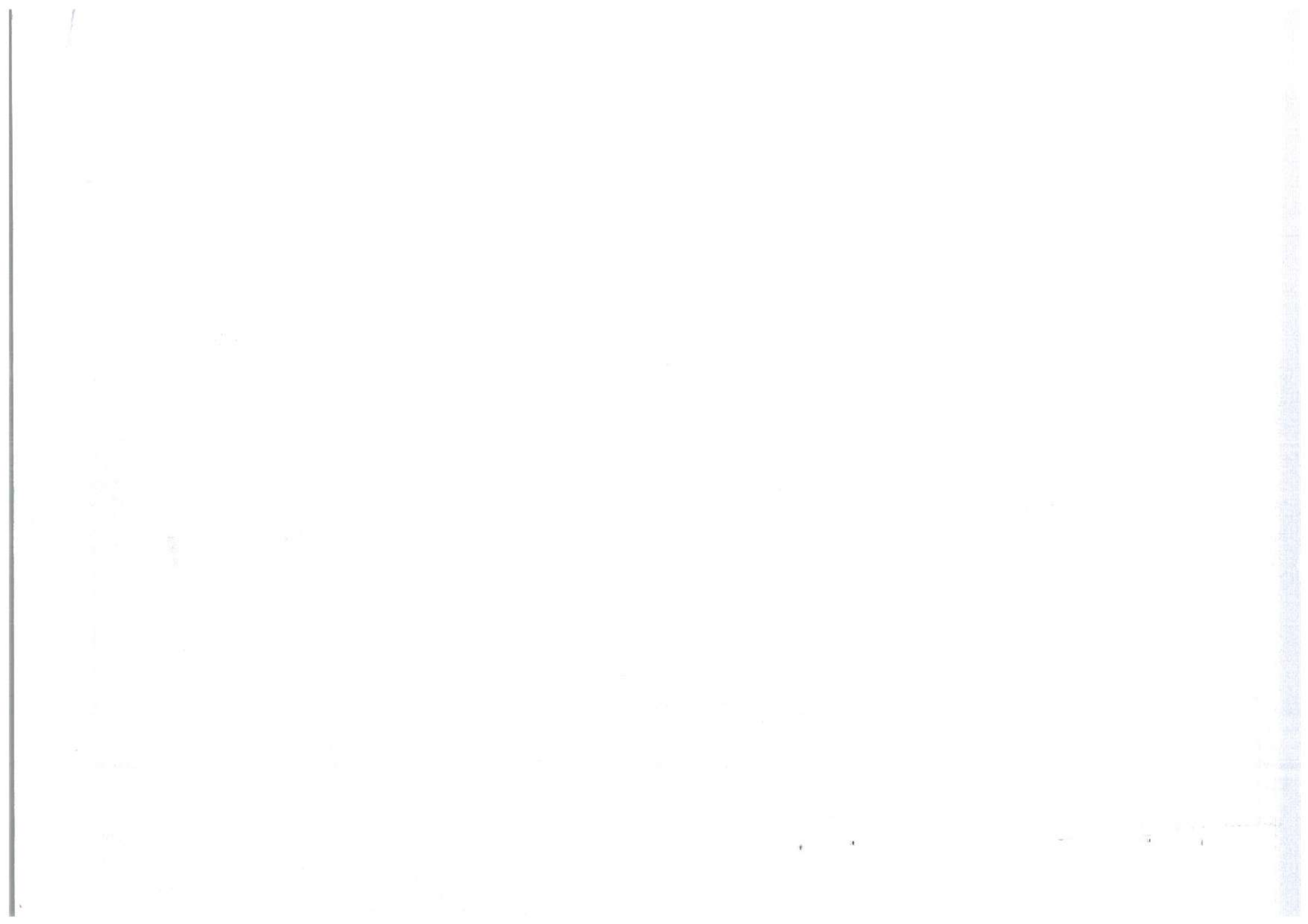
PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	2001739365/4/2020	Property Registration- Stamp duty	0030-02-103-003-02	20
2	2001739365/4/2020	Property Registration- Registration Fees	0030-03-104-001-16	46

66

In Words : Rupees Sixty Six only

Total









Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue  
OFFICE OF THE D.S.R. -II SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16022001739365/2020

1. 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 DEBABRATA MUKHERJEE Madhyapara, Akra Krishnanagar, P.O:- MAHESHTALA, P.S:- Maheshkala, Maheshkala, District:-South 24- Parganas, West Bengal, India, PIN - 700140	Seller			<i>Debadatta Mukherjee</i> 26/12/2020
2	Mrs SUBHRA MUKHERJEE Madhyapara, Akra Krishnanagar, P.O:- Maheshkala, P.S:- Maheshkala, Maheshkala, District:-South 24- Parganas, West Bengal, India, PIN - 700140	Seller			<i>Subhra Mukherjee</i> 26/12/20







~~District Sub-Registrar-II~~  
Alipore, South 24 Parganas

**25 DEC 2020**





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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Mr Ram Naresh Agarwal 135G, S.P. Mukherjee Road,, SHYAMA PRASAD MUKHERJEE ROAD, P.O:- KALIGHAT, P.S:- Tollygunge, District:- South 24-Parganas, West Bengal, India, PIN - 700026	Representative of Buyer [DELMON REALTY LLP]			<i>Ram Naresh Agarwal</i> 26.12.2020
1	Mr SOUVIK DAS Son of Late SACHINDRANATH DAS 36/1A ELGIN ROAD, Elgin Road(Lala Lajpat Rai Sarani), P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020	Mr DEBABRATA MUKHERJEE, Mrs SUBHRA MUKHERJEE, Mr Ram Naresh Agarwal			<i>Souvik Das.</i> 26/12/2020

(Samar Kumar Pramanick)  
DISTRICT SUB-  
REGISTRAR  
OFFICE OF THE D.S.R. - I  
SOUTH 24-PARGANAS  
South 24-Parganas, West  
Bengal



District Sub-Registrar-II  
Alipore, South 24 Parganas

26 DEC 2020

MD. Kamal

### Major Information of the Deed

Deed No :	L-1602-07695/2020	Date of Registration	30/12/2020
Query No / Year	1602-2001739365/2020	Office where deed is registered	
Query Date	21/12/2020 9:50:00 PM		1602-2001739365/2020
<b>Applicant Name, Address &amp; Other Details</b>	ANUJ JALAN ELGIN ROAD, Thana : Bhawanipore, District : South 24-Parganas, WEST BENGAL, PIN - 700020, Mobile No. : 9051422770, 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. 15,86,310/-	Rs. 17,27,268/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 1,03,656/- (Article:23)	Rs. 17,319/- (Article:A(1), E)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assesment slip. (Urban area)		

### Land Details :

District: South 24-Parganas, P.S.- Maheshtala, Municipality: MAHESHTALA, Road: Gangabandh Road, Mouza: Krishnanagar, , Ward No: 20 JI No: 1, Pin Code : 700140

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-380 (RS :-)	LR-451	Bastu It Khola	6 Dec	7,93,155/-	8,63,634/-	Width of Approach Road: 2 Ft.,
L2	LR-380 (RS :-)	LR-451	Bastu It Khola	6 Dec	7,93,155/-	8,63,634/-	Width of Approach Road: 2 Ft.,
		<b>TOTAL :</b>			<b>12Dec 15,86,310 /-</b>	<b>17,27,268 /-</b>	
		<b>Grand Total :</b>			<b>12Dec 15,86,310 /-</b>	<b>17,27,268 /-</b>	

### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<p><b>Mr DEBABRATA MUKHERJEE</b>                      Son of Late Upendranath Mukhopadhyay Madhyapara, Akra Krishnanagar, P.O.- MAHESHTALA, P.S.- Maheshtala, Maheshtala, District:-South 24-Parganas, West Bengal, India, PIN - 700140 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFxxxxxx9E, Aadhaar No: 87xxxxxxx1805, Status :Individual, Executed by: Self, Date of Execution: 26/12/2020                      , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 26/12/2020                      , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence</p>



2	<p><b>Mrs SUBHRA MUKHERJEE</b>  Wife of Mr. DEBABRATA MUKHERJEE Madhyapara, Akra Krishnanagar, P.O.- Maheshtala, P.S.- Maheshtala, Maheshtala, District:-South 24-Parganas, West Bengal, India, PIN - 700140 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AKxxxxxx4Q, Aadhaar No: 71xxxxxxxx3130, Status :Individual, Executed by: Self, Date of Execution: 26/12/2020  , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 26/12/2020  , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence</p>
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**Buyer Details :**

SI No	Name,Address,Photo,Finger print and Signature
1	<p><b>DELMON REALTY LLP</b>  36/1A ELGIN ROAD, Elgin Road(Lala Lalpat Rai Sarani), P.O.- LALA LAJPAT RAI SARANI, P.S.- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAxxxxxx3G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative</p>

**Representative Details :**

SI No	Name,Address,Photo,Finger print and Signature
1	<p><b>Mr Ram Naresh Agarwal (Presentant )</b>  Son of Late Nand Kishore Agarwal 135G, S.P.Mukherjee Road,, SHYAMA PRASAD MUKHERJEE ROAD, P.O.- KALIGHAT, P.S.- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN - 700026,  Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACxxxxxx3G, Aadhaar No: 59xxxxxxxx0890 Status : Representative, Representative of : DELMON REALTY LLP (as AUTHORISED SIGNATORY)</p>

**Identifier Details :**

Name	Photo	Finger Print	Signature
<p><b>Mr SOUVIK DAS</b>  Son of Late SACHINDRANATH DAS  36/1A ELGIN ROAD, Elgin Road(Lala Lalpat Rai Sarani), P.O.- LALA LAJPAT RAI SARANI, P.S.- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020</p>			

Identifier Of Mr DEBABRATA MUKHERJEE, Mrs SUBHRA MUKHERJEE, Mr Ram Naresh Agarwal

Transfer of property for L1			
SI.No	From	To. with area (Name-Area)	
1	Mr DEBABRATA MUKHERJEE	DELMON REALTY LLP-3 Dec	
2	Mrs SUBHRA MUKHERJEE	DELMON REALTY LLP-3 Dec	
Transfer of property for L2			
SI.No	From	To. with area (Name-Area)	
1	Mr DEBABRATA MUKHERJEE	DELMON REALTY LLP-3 Dec	
2	Mrs SUBHRA MUKHERJEE	DELMON REALTY LLP-3 Dec	



## Land Details as per Land Record

District: South 24-Parganas, P.S:- Maheshtala, Municipality: MAHESHTALA, Road: Gangabandh Road, Mouza: Krishnanagar, Ward No: 20 JI No: 1, Pin Code : 700140

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 380, LR Khatian No:- 451	Owner: কামাল কামাল কামাল কামাল কামাল, Gurdian: বিহারবল , Address: নিজ , Classification: কৃষ্ণভূমি, Area: 3.510000000 Acre,	Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 380, LR Khatian No:- 451	Owner: কামাল কামাল কামাল কামাল কামাল, Gurdian: বিহারবল , Address: নিজ , Classification: কৃষ্ণভূমি, Area: 3.510000000 Acre,	Seller is not the recorded Owner as per Applicant.





On 22-12-2020

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 17,27,268/-

*Signature*

Samar Kumar Pramanick  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. -II SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 26-12-2020

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

Presented for registration at 14:00 hrs on 26-12-2020, at the Private residence by Mr Ram Naresh Agarwal ..

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

Execution is admitted on 26/12/2020 by 1. Mr DEBABRATA MUKHERJEE, Son of Late Upendranath Mukhopadhyay, Madhyapara, Akra Krishnanagar, P.O: MAHESHTALA, Thana: Maheshtala, , City/Town: MAHESHTALA, South 24-Parganas, WEST BENGAL, India, PIN - 700140, by caste Hindu, by Profession Business, 2. Mrs SUBHRA MUKHERJEE, Wife of Mr DEBABRATA MUKHERJEE, Madhyapara, Akra Krishnanagar, P.O: Maheshtala, Thana: Maheshtala, , City/Town: MAHESHTALA, South 24-Parganas, WEST BENGAL, India, PIN - 700140, by caste Hindu, by Profession House wife

Indetified by Mr SOUVIK DAS, , Son of Late SACHINDRANATH DAS, 36/1A ELGIN ROAD, Road: Elgin Road(Lala Lalpat Rai Sarani), , P.O: LALA LAJPAT RAI SARANI, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by profession Service

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

Execution is admitted on 26-12-2020 by Mr Ram Naresh Agarwal, AUTHORIZED SIGNATORY, DELMON REALTY LLP (LLP), 36/1A ELGIN ROAD, Elgin Road(Lala Lalpat Rai Sarani), P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020

Indetified by Mr SOUVIK DAS, , Son of Late SACHINDRANATH DAS, 36/1A ELGIN ROAD, Road: Elgin Road(Lala Lalpat Rai Sarani), , P.O: LALA LAJPAT RAI SARANI, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by profession Service

*Signature*

Samar Kumar Pramanick  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. -II SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 29-12-2020

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 17,319/- (A(1) = Rs 17,273/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/- ) and Registration Fees paid by by online = Rs 17,273/-  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 22/12/2020 12:14PM with Govt. Ref. No: 192020210176536681 on 22-12-2020, Amount Rs: 17,273/-,  
Bank: ICICI Bank ( ICIC0000006), Ref. No. 56285058 on 22-12-2020, Head of Account 0030-03-104-001-16



**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 1,03,656/- and Stamp Duty paid by online = Rs 1,03,626/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 22/12/2020 12:14PM with Govt. Ref. No: 192020210176536681 on 22-12-2020, Amount Rs: 1,03,626/-,  
Bank: ICICI Bank ( ICIC00000006), Ref. No. 56285058 on 22-12-2020, Head of Account 0030-02-103-003-02

*S-a*

**Samar Kumar Pramanick**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. -II SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**

**On 30-12-2020**

**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 17,319/- ( A(1) = Rs 17,273/-, E = Rs 14/-, H = Rs 28/-, M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 46/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 30/12/2020 8:57AM with Govt. Ref. No: 192020210184706261 on 30-12-2020, Amount Rs: 46/-, Bank:  
State Bank of India ( SBIN00000001), Ref. No. CKO9081646 on 30-12-2020, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 1,03,656/- and Stamp Duty paid by Stamp Rs 10/-, by online = Rs 20/-

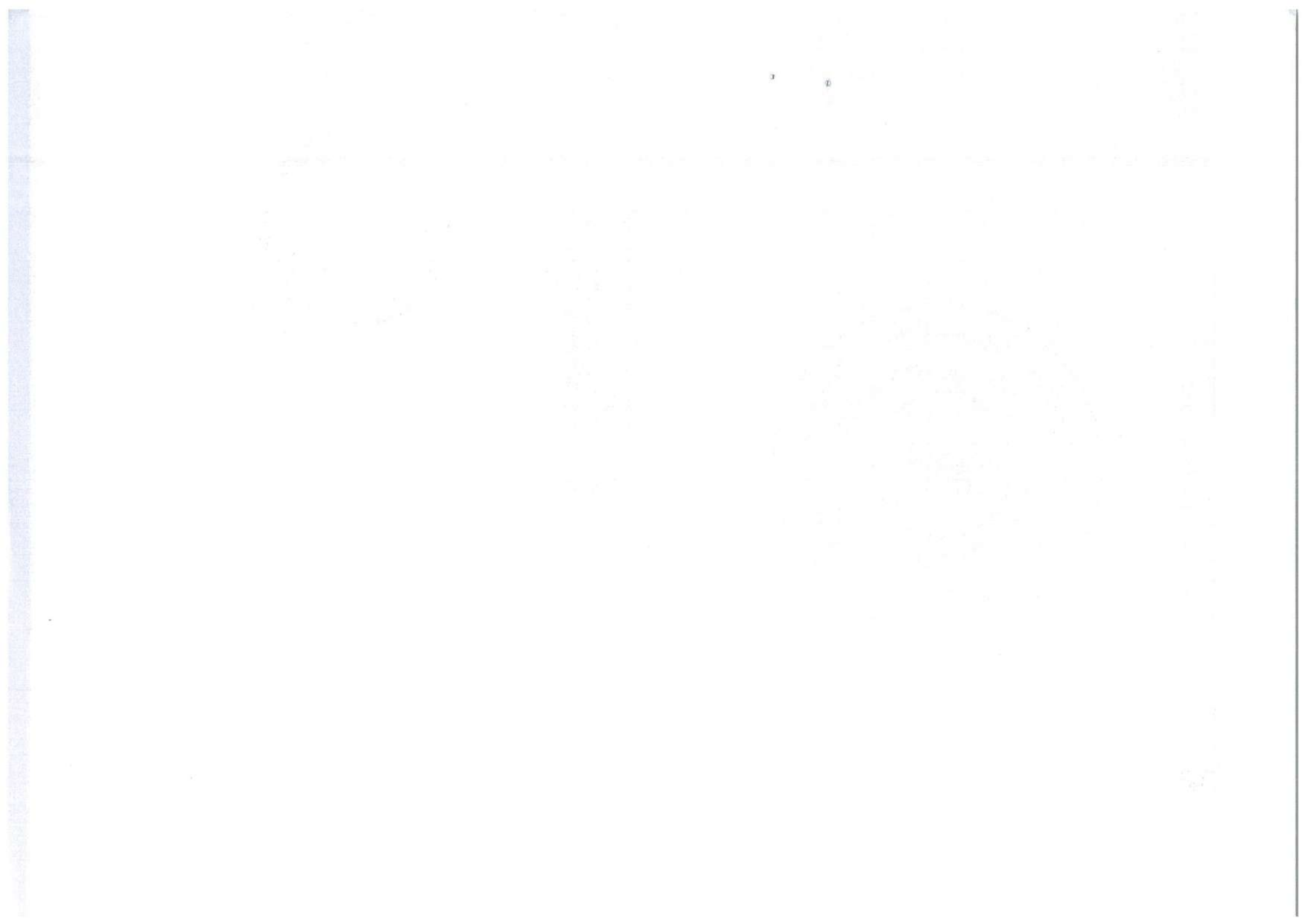
**Description of Stamp**

1. Stamp: Type: Impressed, Serial no 15436, Amount: Rs. 10/-, Date of Purchase: 15/12/2020, Vendor name: S DAS  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 30/12/2020 8:57AM with Govt. Ref. No: 192020210184706261 on 30-12-2020, Amount Rs: 20/-, Bank:  
State Bank of India ( SBIN00000001), Ref. No. CKO9081646 on 30-12-2020, Head of Account 0030-02-103-003-02

*S-a*

**Samar Kumar Pramanick**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. -II SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2021, Page from 15948 to 15979

being No 160207695 for the year 2020.



*SK*

Digitally signed by SAMAR KUMAR  
PRAMANICK  
Date: 2021.01.13 14:43:39 +05:30  
Reason: Digital Signing of Deed.

(Samar Kumar Pramanick) 2021/01/13 02:43:39 PM  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. -I SOUTH 24-PARGANAS  
West Bengal.



(This document is digitally signed.)