

5 नवम्बर 19

D 04/04/2019

भारतीय गैर न्यायिक

पचास
रुपये

₹.50



FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

7/8/19
3/4/19

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Z 152603

2/0/1148665/4
MVR 12,67,109 ✓



Registrar of Assurance
Holkata

7 AUG 2019

Certified that the Document is admitted to Registration. The Signature Sheet and the endorsement hereby attached to this document are the part of this document

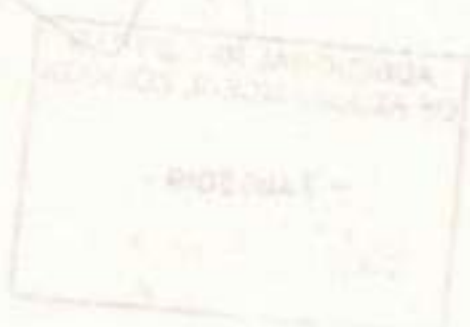
Signature

Additional Registrar
Holkata

7 AUG 2019

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made this 07 day of August, 2019, BETWEEN RAJINA BIBI (PAN CAZPB0660A), Mobile No. 9062190564, wife of Rashed Mondal, daughter of late Ahedbaks Baidya,



भारतीय गैर न्यायिक



INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Z 152604

residing at Baidya para, Mobarakpur, P.O. - Lauhati, P.S. - Rajarhat,
 North 24 Parganas - 700135, by Nationality Indian, by faith Muslim,
 hereinafter referred to as the **"VENDOR"** (which expression shall unless



excluded by or repugnant to the subject of context be deemed to mean and include her respective heirs, executors, administrators, legal representatives and assigns) of the **ONE PART**.

AND

(1) MOTILAL HIRISE PRIVATE LIMITED (PAN AAICM3109P) a private limited company incorporated in accordance with the provisions of the Companies Act, 1956, **(2) VIEWLINE HIRISE PRIVATE LIMITED (PAN AAECV2591G)** a private limited company incorporated in accordance with the provisions of the Companies Act, 1956, **(3) VEDVANI RESIDENCY PRIVATE LIMITED (PAN AAECV2869F)** a private limited company incorporated in accordance with the provisions of the Companies Act, 1956, **(4) WINSHER REALTORS PRIVATE LIMITED [PAN No. AABCW3217B]**, a private limited company incorporated in accordance with the provisions of the Companies Act, 1956, **(5) NAMCHI DEVCON PRIVATE LIMITED [PAN No. AAECN1882A]**, a private limited company incorporated in accordance with the provisions of the Companies Act, 1956, **(6) PRAYAS RESIDENCY PRIVATE LIMITED, [PAN No. AAGCP9165L]**, a private limited company incorporated in accordance with the provisions of the Companies Act, 1956, **(7) PREMKUNJ RESIDENCY PRIVATE LIMITED, [PAN No. AAGCP9165L]**,

a private limited company incorporated in accordance with the provisions of the Companies Act, 1956 all having its Registered Office at Diamond Harbour Road, P.S. - Bishnupur, P.O. - Joka, District - South 24 Parganas, PIN 700104, West Bengal, all represented by its Authorised Signatory **SRI MAHENDRA KUMAR TRIPATHI [PAN No. AEWPT6956J]**, **Mobile No. 9883079499**, son of Sri P. N. Tripathi, by faith-Hindu, by Nationality - Indian, by occupation - Service, residing at 234/A, G. T. Road, P.O. Belurmah, P.S. Belur, Howrah - 711202, hereinafter referred to as the **"PURCHASERS"** (which expression shall unless otherwise excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-interest and assigns) of the

SECOND PART.

AND

✓ **MR. APU NANDY, PAN BSUPN5475K, Mobile No. 9874887482**, son of Basanta Nandy, by faith Hindu, by Nationality Indian, by Occupation Service, residing at B.R.S. 10, Block 15, Flat No. 19/20, 17, Bagmari Lane, P.O. Kakurgachi, P.S. Manicktala, Kolkata 700054 hereinafter referred to as the **"CONFIRMING PARTY"** (which expression shall unless excluded by or repugnant to the subject of context be deemed to mean and include his respective heirs, executors, administrators, legal representatives and assigns) of the **THIRD PART.**

WHEREAS that one Ahed Baks Baddi alias Ahed Baks Baidya (Deceased) was during his life time a recorded Owner and absolutely seized and possessed of and/or otherwise well and sufficiently entitled to **ALL THAT** piece and parcel of Bastu, Sali, Khal and Doba land appurtenant to R.S./L.R. Khatian No. 2659, lying and situates at Mouza - Matiagacha, J.L. No. 187, under P.S. Barasat thereafter Sashan, Now Rajarhat, A.D.S.R.O.- Barasat, District - North 24-Parganas, within the local limits of Kirtipur Gram Panchayet - II , hereinafter referred to as "**SCHEDULED LAND**". Significantly L.R. record of Right is in his name being L.R. Khatian No. 2659, which has been mentioned herein above also and recorded and mutated in his name as Ahed Baks Baddi alias Ahed Baks Baidya in the Office of the concern B.L. & L.R.O., particulars whereof are mentioned herein below :

PARTICULARS

SL. NO.	R.S./L.R. DAG NO.	KHATIAN NO.	NATURE OF LAND	SALEABLE LAND (IN SATAK)	TOTAL LAND
1.	4297	2659	Sali	0.1028	33
2.	4293	2659	Bandh	0.0498	23
3.	4296	2659	Bandh	0.0156	24
4.	4299	2659	Khal	0.3024	28
5.	4294	2659	Khal	0.1746	56
6.	4298	2659	Doba	0.0280	09
7.	4292/5210	2659	Sali	3.9437	631
8.	4306	2659	Sali	0.151	24
9.	4292/5211	2659	Sali	5.8187	931
TOTAL				10.5866	

AND WHEREAS Ahed Baks Baddi alias Ahed Baks Baidya died intestate leaving behind him only living legal heirs:

SL. NO.	NAME	RELATIONSHIP
1.	RAJINA BIBI	DAUGHTER

AND WHEREAS according to the Muslim Law of Inheritance, the Vendor herein became Owners of the said property.

AND WHEREAS the Vendor herein are absolutely seized and possessed of the said property as Owners thereof.

AND WHEREAS the Vendor herein have not got their names mutated in the records of the rights of B.L. & L.R.O., Barasat.

AND WHEREAS the vendor herein above being the only owners and legal heirs of Schedule land below herein and enjoying, occupying and possessing all the piece and parcel of land measuring 10.5864 decimals be the same a little more or less absolutely and forever free from all encumbrances, mortgages, charges, liens lispens, cases, vestings, attachments, trusts, uses, debutters, tenancies leases, occupancy rights, restrictions, restrictive covenants, bargadars bhagchasi,s acquisitions, requisitions, alignments and liabilities whatsoever or howsoever in nature lying and situates at Mouza - Matiagachha, J.L. No. 187, P.S. - Barasat, in the district of 24 Parganas (North).

AND WHEREAS the Purchasers herein have approached the Vendor and the Vendor herein has agreed to sell to the Purchasers **ALL THAT** piece and parcel of Sali land admeasuring about **10.5864** Satak (more or less) comprised in R.S. / L.R. Dag Nos. 4293, 4294, 4296, 4297, 4298, 4299, 4292/5210, 4292/5211 and 4306, under L.R. Khatian No. 2569 at Mouza - Matigacha, J.L. No.187, under P.S. Barasat thereafter Sashan, Now Rajarhat, A.D.S.R.O.- Barasat, District - North 24 - Parganas, within the local limits of Kirtipur Gram Panchayet - II together with all easement rights and all appearing thereto as follows:

SL. NO.	R.S./L.R. DAG NO.	KHATI AN NO.	NATURE OF LAND	PURCHASER COMPANY NAME	SOLD AREA IN SATAK	CONSIDERATION MONEY
1.	4297	2659	Sali	Motilal Hirise Pvt. Ltd.	0.1028	11,668.00
2.	4293	2659	Bandh	Vedvani Residency Pvt. Ltd.	0.0498	5,652.00
3	4296	2659	Bandh	Vedvani Residency Pvt. Ltd.	0.0156	1,771.00
4	4299	2659	Khal	Viewline Hirise Pvt Ltd	0.3024	34,322.00
5	4294	2659	Khal	Viewline Hirise Pvt Ltd	0.1746	19,817.10
6	4298	2659	Doba	Winsher Realtors Pvt Ltd	0.0280	3,178.00

7	4292/521 0	2659	Sali	Namchi Devcon Pvt. Ltd.	3.9437	4,47,610.00
8	4306	2659	Sali	Prayas Residency Pvt. Ltd.	0.151	17,116.00
9	4292/521 1	2659	Sali	Premkunj Residency Pvt. Ltd.	5.8187	6,60,422.00
		TOTAL			10.5866	12,01,556.00

more fully and particularly described in Schedule hereunder written and hereinafter referred to as the said "Property" at or for a total consideration of Rs. 12,01,556.00 (Rupees Twelve lakhs one thousand five hundred fifty six only) free from all encumbrances, liens, charges, lispence, trust, attachments whatsoever and howsoever.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of Rs.12,01,556.00 (Rupees Twelve lakhs one thousand five hundred fifty six only) paid to the Vendors by the Purchasers at or immediately before the execution of these presents (the receipt whereof the Vendors doth hereby admit and acknowledge and of and from the same and every part thereof acquit, release and discharge the Purchasers, its successors and assigns and every one of them and also the said "Property"), they the Vendors as beneficial Owners doth by these presents indefeasibly grant, sell, convey,

and transfer, assign and assure unto the Purchasers, its successors and assigns vacant, free from encumbrances, attachment and other defects in title **ALL THAT** said "Property" **HOWSOEVER** otherwise the said "Property" now or heretofore were or was situate, called, known, numbered, described and distinguished **TOGETHER WITH** the land or ground whereupon or on part whereof the same is erected and built **TOGETHER FURTHER WITH** all houses, outhouses or other buildings, erections, fixtures, walls, yards, courtyards and benefit and advantages of ancient and other lights, liberties, easements, privileges, appendages and appurtenances whatsoever to the said "Property" or any part thereof belonging or in any wise appertaining to or with the same or any part thereof usually held, used, occupied or enjoyed or reputed to belong or be appurtenant thereto **AND** the reversion and reversions, remainder and remainders, rents, issues and profits thereof and of every part thereof together furthermore all the estate, right, title, inheritance, use, trust, property, claim and demand whatsoever both at law and in equity of the Vendors into and upon the said "Property" or every part thereof **AND** all deeds, pattas, muniments, writings and evidences of title which in any wise relate to the said land or any part or parcel thereof and which now are or hereafter shall or may be in the custody, power or possession of the Vendors, their heirs, executors, administrators, legal representatives and assigns or any persons from whom he or they can or may procure the

same without action or suit at law or in equity **TO ENTER INTO AND HAVEHOLD, POSSESSAND ENJOY** the said land and every part thereof hereby granted, sold, conveyed and transferred or expressed and intended so to be with their rights, members and appurtenances unto and to the use of the Purchasers, its successors and assigns forever freed and discharged from or otherwise by the Vendors well and sufficiently indemnified of and against all encumbrances, claims, liens, etc. whatsoever created or suffered by the Vendors from to these presents **AND** the Vendors doth hereby for themselves, their heirs, executors, administrators, legal representatives and assigns covenant with the Purchasers, its successors and assigns, **THAT** notwithstanding any act, deed or thing whatsoever, by the Vendors or by any of its predecessors and ancestors in title, done or executed or knowingly suffered to the contrary, they the Vendors had at all material times heretofore and now have good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure the said land hereby granted, sold, conveyed and transferred or expressed or intended so to be unto and to the use of the Purchasers, its successors and assigns in the manner aforesaid **AND THAT** the Purchasers, its successors and assigns shall and may at all times hereafter, peaceably and quietly enter into hold, possess and enjoy the said land and every part thereof and receive the rents, issues and profits thereof, without any lawful eviction, hinder

and interruption, disturbance, claim or demand whatsoever from or by the Vendors or any person or persons lawfully or equitably claiming any right or estate thereof from under or in trust for them or from or under any of its ancestors or 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 Vendors well and sufficiently save indemnified of from and against all and all manner of claims, charges, liens, debts, attachments and encumbrances whatsoever made or suffered by the Vendors or any of their ancestors or predecessors in title or any person or persons 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 them, the Vendors or from or under any of their predecessors or ancestors in title shall and will from time to time and at all times hereafter at the request and costs of the Purchasers, its successors and assigns do and execute, or cause to be done and executed perfectly assuring the said land and every part thereof unto and to the use of the Purchasers, its successors and assigns according to the true intent and meaning of these presents as shall or may be reasonably required **AND FURTHER THAT** the Vendor and his heirs, executors, administrators, legal representatives and assigns shall at all times hereafter indemnify and keep indemnified the Purchasers, its successors and assigns against loss, damages, costs, charges and

expenses if any suffered by reason of any defect in the title of the Vendors to the said land or any breach of the covenants hereunder contained.

THE SAID VENDORS HEREBY COVENANTS WITH THE SAID PURCHASERS as follows:-

- a) The Vendors are otherwise well and sufficiently entitled to the said **"Property"** described in the schedule hereunder written and the same is his inheriting property. Its title to the said **"Property"** is free and marketable;
- b) No other person except the Vendors have any right, claim or demand in respect of the said **"Property"** or any part thereof;
- c) The Vendors have not created any sale, gift, mortgage, charge, lien, lease or any other adverse right or any other encumbrance whatsoever or howsoever on the said **"Property"** and the said **"Property"** is not subject to any claim or demand, encumbrance, attachment or any process issued by any Court or Authority and the Vendors hereby declare that they shall hereafter not create any third party rights or whatsoever nature in respect of the said **"Property"**;
- d) The Vendors have not entered into any agreement or arrangement, oral or written with regard to the sale of the said **"Property"**;

- e) There are no proceedings instituted by or against the Vendors in respect of the said "Property" and pending in any Court or before any authority and the said "**Property**" is not under any lispendens;
- f) The Vendors have not received any notice of acquisition or requisition from the Government of West Bengal or any authority or authorities in respect of the said "**Property**";
- g) The Vendors hereby covenant with the Purchasers, its successors, persons/successors-in-office and assigns to save, harmless, indemnify and keep indemnified the Purchasers, its successors, persons/successors-in-office and assigns from or against all encumbrances, charges and equities whatsoever; and
- h) The Vendors shall at the request and costs of the Purchasers, its successors, persons/successors-in-office and assigns do or execute or cause to be done or executed all such lawful acts, deeds and things whatsoever for further and more perfectly conveying and assuring the said "**Property**" and every part thereof in the aforesaid manner.

THE SCHEDULE OF THE LAND HEREIN ABOVE REFERED

(THE SCHEDULED LAND)

ALL THAT the piece and parcel of land admeasuring **10.5866 decimal**, appertaining to R.S./L.R Khatian No. 2659, lying and situates at Mouza - Matiagachha, J.L. No. 187, P.S. - Barasat, in the district of 24

Parganas (North), more fully and particularly described in the schedule hereunder written, and khazna for the said land payable to the collector of the District of 24 Parganas (North) through the Block Land and Land Reforms Officer, Dist. of 24 Pargana South.

SL. NO.	R.S./L.R. DAG NO.	KHATI AN NO.	NATURE OF LAND	PURCHASER COMPANY NAME	SOLD AREA IN SATAK	CONSIDERATION MONEY
1	4297	2659	Sali	Motilal Hirise Pvt. Ltd.	0.1028	11,668.00
2	4293	2659	Bandh	Vedvani Residency Pvt. Ltd.	0.0498	5,652.00
3	4296	2659	Bandh	Vedvani Residency Pvt. Ltd.	0.0156	1,771.00
4	4299	2659	Khal	Viewline Hirise Pvt Ltd	0.3024	34,322.00
5	4294	2659	Khal	Viewline Hirise Pvt Ltd	0.1746	19,817.10
6	4298	2659	Doba	Winsher Realtors Pvt Ltd	0.0280	3,178.00

7	4292/521 0	2659	Sali	Namchi Devcon Pvt. Ltd.	3.9437	4,47,610.00
8	4306	2659	Sali	Prayas Residency Pvt. Ltd.	0.151	17,116.00
9	4292/521 1	2659	Sali	Premkunj Residency Pvt. Ltd.	5.8187	6,60,422.00
		TOTAL			10.5866	12,01,556.00

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 SEALED AND DELIVERED

by the above named **VENDOR** at

बनारस जिला

KOLKATA in the presence of:

1. Sourav Saha.
1. N. S. Road, Kurl - 01

2. Sajal Acharya
Vivekananda Road - 743122

SIGNED SEALED AND DELIVEREDby the above named **PURCHASERS**at **KOLKATA** in the presence of:

1. Sourav Seth
1. N. S. Road, Kal-01
2. Danwal
1. N. S. Road Kal-01

For Prayas Residency Pvt Ltd

For WINSHER REALTORS PRIVATE LIMITED

For Namchi Devcon Pvt. Ltd.

For Vedvani Residency Pvt Ltd

For Motilal Hirise Pvt Ltd

For Premkunj Residency Pvt Ltd

For Viewline Hirise Pvt Ltd

Danwal
Authorized Signatory

SIGNED SEALED AND DELIVEREDby the above named **CONFIRMING****PARTY** at **KOLKATA** in the

presence of:

1. Sourav Seth
1. N. S. Road, Kal-01
2. Danwal
1. N. S. Road Kal-01

Apu Nandi

Drafted by

Anil Choudhury

Mr. Anil Choudhury,
Advocate
High Court, Calcutta.
F/145/1991.

MEMO OF CONSIDERATION

RECEIVED of and from the withinnamed Purchaser a total sum of Rs. 7,00,005.00 only full and final consideration money as per details below:-

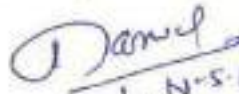
DATE	CHEQUE NO	DRAWN ON	AMOUNT
01.08.2019	000005	HDFC Bank, Kolkata Branch	2,00,000.00
07.08.2019	000004	HDFC Bank, Kolkata Branch	2,60,769.00
07.08.2019	000004	HDFC Bank, Kolkata Branch	1,84,750.00
07.08.2019	000005	HDFC Bank, Kolkata Branch	31,541.00
07.08.2019	000002	HDFC Bank, Kolkata Branch	9,971.00
07.08.2019	000004	HDFC Bank, Kolkata Branch	6,797.00
07.08.2019	000004	HDFC Bank, Kolkata Branch	4,326.00
07.08.2019	000002	HDFC Bank, Kolkata Branch	1,851.00
		TOTAL	7,00,005.00

(RUPEES SEVEN LAKHS FIVE) ONLY.

স্বাক্ষরিত দ্বারা বিক্রি

WITNESSES:

1. Sajal Acharya
Vivekananda Road
29 Park Road, Kolkata-700012

2. 
1, N.S. Road, Kolkata-1

Sajal Acharya

Read over and explain by
me in Bengali language.

SIGNATURE OF THE VENDOR

MEMO OF CONSIDERATION

RECEIVED of and from the withinnamed Purchaser a total sum of Rs. 5,01,551.00 only full and final consideration money as per details below:-

DATE	CHEQUE NO	DRAWN ON	AMOUNT
18.06.2019	864697	TMB Ltd, Kolkata Branch	1,00,000.00
07.08.2019	000005	HDFC Bank, Kolkata Branch	1,86,840.00
07.08.2019	000006	HDFC Bank, Kolkata Branch	1,75,673.00
07.08.2019	000006	HDFC Bank, Kolkata Branch	22,599.00
07.08.2019	000003	HDFC Bank, Kolkata Branch	7,144.00
07.08.2019	000005	HDFC Bank, Kolkata Branch	4,870.00
07.08.2019	000006	HDFC Bank, Kolkata Branch	3,098.00
07.08.2019	000003	HDFC Bank, Kolkata Branch	1327.00
		TOTAL	5,01,551.00

(RUPEES FIVE LAKHS THIRTY ONE THOUSAND FIVE HUNDRED FIFTY ONE) ONLY.

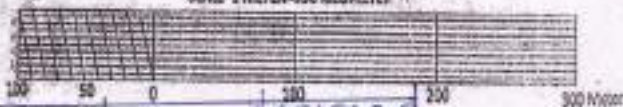
WITNESSES:1. *Safal Acharya*2. *Danvef*
*I. N. S. Red. Kestri**Apee Danlo*

**SIGNATURE OF THE CONFIRMING
PARTY**

MOUZA MAP AT KAMDUNI & MATIAGACHHA

KAMDUNI
 Name Of P.S-Barasat
 Name Of Mouza- Kamduni No 188
 Revinew Survey No-203
 Dist- North 24 Paganas.

SCALE 1 METER=100 KILOMETER



DAG NO.	TOTAL AREA	SELEABLE AREA
4297	33	0.1028
4293	23	0.0498
4296	24	0.0156
4299	28	0.3024
4294	56	0.1746
4298	89	0.0280
4292/520	631	3.9437
4306	24	0.151
4292/521	731	5.8187

MATIAGACHHA
 NO-187

MATIAGACHHA
 Name Of P.S-Barasat
 Name Of Mouza-
 Matiagachha No 187
 Revinew Survey No-17,154
 Dist- North 24 Paganas.

SCALE 1 METER=100 KILOMETER



KHARIBARIA
 NO-189

- For Viewline Hirise Pvt Ltd
- For WINSHER REALTORS PRIVATE LIMITED
- For Vedvani Residency Pvt Ltd
- For Namchi Devcon Pvt. Ltd.
- For Prayas Residency Pvt Ltd
- For Motilal Hirise Pvt Ltd
- For Premkunj Residency Pvt Ltd

[Signature]
 Authorised Signatory

[Handwritten signature]

Area Name:

NOTE: Mouza Map Extracted From Photo Copy. Actual Scale May Not Match Properly.

SPECIMEN FORM FOR TEN FINGER PRINTS



Chakya

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



SAFIED BTD

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



Apu Nandi

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



भारत सरकार
Unique Identification Authority of India

भारत सरकार
Unique Identification Authority of India
Government of India

Enrollment No. : 1469/70868/18268

To
Mahendra Kumar Tripathi

28/01/2017

SO: Prasadha Narayan Tripathi
SHYAM APARTMENT, FLAT NO-2A
20/A, G T ROAD
BELLUR MATH
Bally (M)
Balar Math, Habra, Howrah,
West Bengal - 711202
983079439



KAS87910311FH

34791031



आपका आधार क्रमांक / Your Aadhaar No. :

9660 9645 5868

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Mahendra Kumar Tripathi

DOB: 23/01/1973

Sex:

9660 9645 5868



मेरा आधार, मेरी पहचान

Handwritten signature

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

MAHENDRA KUMAR TRIPATHI
PRASIDDH NARAYAN TRIPATHI
27011973
Permanent Account Number
AEWPT8956J

(Signature)
Signature



(Handwritten Signature)

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

MOTILAL HIRISE PRIVATE LIMITED

22/11/2012
Assessment/Account Number

AAICM3109P



For Motilal Hirise Pvt Ltd

Authorized Signatory



For Namchi Devcon Pvt. Ltd.
[Handwritten Signature]
Authorised Signatory



For Prayas Residency Pvt Ltd

Authorized Signatory



For Premkunj Residency Pvt Ltd
[Handwritten Signature]
Authorized Signatory



For WINSHER REALTORS PRIVATE LIMITED

[Handwritten Signature]
Authorised Signatory



For Viewline Hirise Pvt Ltd
[Handwritten Signature]
Authorized Signatory



For Vedvani Residency Pvt Ltd
[Signature]
Authorised Signatory



ভারত সরকার
Unique Identification Authority of India
Government of India

স্মারক নং: ৯৪৮ (Enrollment No.: 111110143302193)

To
 মেসার্স এফ
 ইন্ডিয়া লিমিটেড
 Monipukur
 Market
 Manikpukur
 Lachar
 South Twenty Four Panchayat
 West Bengal 700125

 MNO/90354101



স্মারক নং: ৯৪৮ / Your Aadhaar No. :

2608 7738 2546

আমার আধার, আমার পরিচয়



নাম: এফ
 সেক্টর:
 পি.ও. নং: ৯৪৮
 পূর্ণ নাম: মেসার্স এফ
 ইন্ডিয়া লিমিটেড
 (স্বাক্ষর)



2608 7738 2546



ভাষা

- আমার পরিচয় প্রমাণ, নাগরিকত্ব প্রমাণ করে।
- পরিচয় প্রমাণ স্থাপন করা সহজ এবং স্বয়ংক্রিয়।

INFORMATION

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

- আমার পরিচয় প্রমাণ করে।

- আমার পরিচয় প্রমাণ স্থাপন করা সহজ এবং স্বয়ংক্রিয়।

- Aadhaar is valid throughout the country.

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



নাম: এফ
 সেক্টর:
 পি.ও. নং: ৯৪৮
 পূর্ণ নাম: মেসার্স এফ
 ইন্ডিয়া লিমিটেড
 (স্বাক্ষর)

2608 7738 2546

কেন্দ্রিক পরিচয়

आयकर विभाग
INCOME TAX DEPARTMENT
RAJINA BIBI



भारत सरकार
GOVT. OF INDIA

AHEDBAKS BADIYA

01/01/1974
Permanent Account Number

CAZPB0660A

राजिना बिबी
Signature



कॉपी का विकर

In case this card is lost / found, kindly inform / return to:
Income Tax PAN Services Unit, UTITSI,
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यदि कार्ड खो जाए, कृपया सूचित करें/ लौटाने :
आयकर सेवा सेवा यूनिट, UTITSI,
प्लॉट नं. 3, सेक्टर 11, सीडीबी बेलपुर,
नवी मुंबई-400 614.



As per Name:


 ভারত সরকার
 Government of India


 নাম : অসু নন্দী
 Azu Nandy
 পিতা : বাসু নন্দী
 Father : Basanta Nandy
 জন্ম তারিখ / DOB : 19/01/1970
 পুরুষ / Male



8284 1356 2472

আধার - সাধারণ মানুষের অধিকার

Azu Nandi


 ভারত সরকার
 Unique Identification Authority of India

ঠিকানা:
 বি. অফ. ১৯ ১০ ব্লক ১৫ ফ্ল্যাট
 ১৯/২০, ১৭ বাগমারি লেন,
 ককটে, কলকাতা,
 ককটেরঘাতি, পশ্চিম বঙ্গ, ৭০০০৫৪

Address:
 B.R.S-X BLOCK 15 FLAT 19/20,
 17 BAGMARI LANE, Kankurgachi,
 Kokate, Kankurgachi, West
 Bengal, 700054

8284 1356 2472


 ১৯৮০ ১৯৮ ১৯৮৭


uaid@uaid.gov.in


www.uaid.gov.in




 ভারতের নির্বাচন কমিশন
 ELECTION COMMISSION OF INDIA
 IDENTITY CARD
 WB/20/139/612879




নির্বাচকের নাম : সন্তোষ আগরওয়াল
 Elector's Name : Santosh Agarwal
 পিতার নাম : মোতিলাল আগরওয়াল
 Father's Name : Motilal Agarwal
 লিঙ্গ/সঙ্গ : পুং/M
 জন্ম তারিখ : 21/08/1949
 Date of Birth : 21/08/1949

Santosh Agarwal

WB/20/139/612879

Address:
 130 DAKSHINDARI ROAD, LAKE TOWN,
 NORTH 24 PARGANAS, 700048


 Date: 14/02/2011

116 River was for the purpose of the
 Facsimile Signature of the Electoral
 Registration Officer for
 116-Bidhanagar Constituency

In case of change in address mention the Card No.
 in the relevant Form for including particulars in the
 list at the changed address and do attach the card
 with serial number.



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

GRN: 192019200055465188 Payment Mode : Net Banking-SELF
GRN 06/08/2019 18:03:08 Payment Gateway SBI EPay-State Bank of India
BRN : 0162911725802 BRN Date: 06/08/2019 18:10:02
SBI ePay txn No. : IGAGTCEDG9 SBI ePay txn Date. 06/08/2019 18:07:54

DEPOSITOR'S DETAILS

Name : Subhash chandra tulsyan Id No. : 19020001148665/8/201
Contact No. null
E-mail : Mobile No. +91 9831035354
Address : 1 n s road kolkata1
User Type : Others

Query Year

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	19020001148665/8/2019	Property Registration- Registration Fees	0030-03-104-001-16	17785
2	19020001148665/8/2019	Property Registration- Stamp duty	0030-02-103-003-02	6376
			Total Amount	81161

In Words : Rupees Eighty One Thousand One Hundred Sixty One Only.

Major Information of the Deed



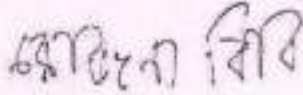


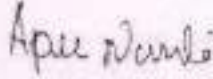
Deed No :	I-1902-04104/2019	Date of Registration	07/08/2019
Query No / Year	1902-0001148665/2019	Office where deed is registered	
Query Date	16/07/2019 6:29:51 PM	A.R.A. - II KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	MAHENDRA KUMAR TRIPATHI DIAMOND HARBOUR ROAD, Thana : Bishnupur, District : South 24-Parganas, WEST BENGAL, PIN - 700104, Mobile No. : 9883079499, Status : Buyer/Claimant		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 2], [4311] Other than Immovable Property, Receipt [Rs : 5,01,551/-]		
Set Forth value	Market Value		
Rs. 12,01,556/-	Rs. 12,67,109/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 63,476/- (Article:23)	Rs. 17,785/- (Article:A(1), E, B, M(a), M(b), I)		
Remarks			

Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: KIRITIPUR-II, Mouza: Matiagachha, JI No: 187, Pin Code : 700135

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-4297	LR-2569	Bastu	Shali	0.1028 Dec	11,668/-	12,336/-	
L2	LR-4293	LR-2569	Bastu	Danga	0.0498 Dec	5,652/-	5,976/-	
L3	LR-4296	LR-2569	Bastu	Danga	0.0156 Dec	1,771/-	1,872/-	
L4	LR-4299	LR-2569	Khal	Khal	0.3024 Dec	34,322/-	34,322/-	
L5	LR-4294	LR-2569	Khal	Khal	0.1746 Dec	19,817/-	19,817/-	
L6	LR-4298	LR-2569	Doba	Doba	0.028 Dec	3,178/-	3,178/-	
L7	LR-4292/5210	LR-2569	Bastu	Shali	3.9437 Dec	4,47,610/-	4,73,244/-	
L8	LR-4306	LR-2569	Bastu	Shali	0.151 Dec	17,116/-	18,120/-	
L9	LR-4292/5211	LR-2569	Bastu	Shali	5.8187 Dec	6,60,422/-	6,98,244/-	
		TOTAL :			10.5866Dec	12,01,556 /-	12,67,109 /-	
		Grand Total :			10.5866Dec	12,01,556 /-	12,67,109 /-	

Seller Details :




Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mr RAJINA BIBI Wife of Mr RASHED MONDAL Executed by: Self, Date of Execution: 07/08/2019 , Admitted by: Self, Date of Admission: 07/08/2019 ,Place : Office			
		07/08/2019	LTI 07/08/2019	07/08/2019
BAIDYA PARA, MOBRAKPUR, P.O:- LAUHATI, P.S:- Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN - 700135 Sex: Male, By Caste: Muslim, Occupation: Others, Citizen of: India, PAN No.:: CAZPB0660A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 07/08/2019 , Admitted by: Self, Date of Admission: 07/08/2019 ,Place : Office				
2	Name Mr APU NANDY Son of Mr BASANTA NANDY Executed by: Self, Date of Execution: 07/08/2019 , Admitted by: Self, Date of Admission: 07/08/2019 ,Place : Office			
		07/08/2019	LTI 07/08/2019	07/08/2019
, B R S 10, BLOCK 15, 17 BAGMARI LANE, P.O:- KANKURGACHI, P.S:- Maniktala, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700054 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BSUPN5475K,Aadhaar No Not Provided, Status :Confirming Party, Executed by: Self, Date of Execution: 07/08/2019 , Admitted by: Self, Date of Admission: 07/08/2019 ,Place : Office				

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	MOTILAL HIRISE PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AAICM3109P,Aadhaar No Not Provided, Status :Organization, Executed by: Representative			
2	VIEWLINE HIRISE PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AAECV2591G,Aadhaar No Not Provided, Status :Organization, Executed by: Representative			
3	VEDVANI RESIDENCY PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AAECV2869F,Aadhaar No Not Provided, Status :Organization, Executed by: Representative			
4	WINSHER REALTORS PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AABCW3217B,Aadhaar No Not Provided, Status :Organization, Executed by: Representative			

5	NAMCHI DEVCON PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AAECN1882A,Aadhaar No Not Provided, Status :Organization, Executed by: Representative
6	PRAYAS RESIDENCY PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AAGCP9165L,Aadhaar No Not Provided, Status :Organization, Executed by: Representative
7	PREMKUNJ RESIDENCY PRIVATE LIMITED DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 , PAN No.:: AAGCP9293D,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr MAHENDRA KUMAR TRIPATHI (Presentant) Son of Mr P N TRIPATHI Date of Execution - 07/08/2019, , Admitted by: Self, Date of Admission: 07/08/2019, Place of Admission of Execution: Office	 <small>Aug 7 2019 4:16PM</small>	 <small>LT 07/08/2019</small>	 <small>07/08/2019</small>
234/A, G T ROAD, P.O:- BELUR MATH, P.S:- Bally, District:-Howrah, West Bengal, India, PIN - 711202 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , PAN No.:: AEWPT6956J,Aadhaar No Not Provided Status : Representative, Representative of : MOTILAL HIRISE PRIVATE LIMITED (as AUTHORISED SIGNATORY), VIEWLINE HIRISE PRIVATE LIMITED (as AUTHORISED SIGNATORY) VEDVANI RESIDENCY PRIVATE LIMITED (as AUTHORISED SIGNATORY), WINSHER REALTORS PRIVATE LIMITED (as AUTHORISED SIGNATORY), NAMCHI DEVCON PRIVATE LIMITED (as AUTHORISED SIGNATORY), PRAYAS RESIDENCY PRIVATE LIMITED (as AUTHORISED SIGNATORY), PREMKUNJ RESIDENCY PRIVATE LIMITED (as AUTHORISED SIGNATORY)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SANTOSH AGARWAL Son of MOTI LAL AGARWAL 130,DAKSHINDARI ROAD, P.O:- SHREEBHUMI, P.S:- Lake Town, District:- North 24-Parganas, West Bengal, India, PIN - 700048	 <small>07/08/2019</small>	 <small>07/08/2019</small>	 <small>07/08/2019</small>
Identifier Of Mr RAJINA BIBI, Mr MAHENDRA KUMAR TRIPATHI, Mr APU NANDY			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	MOTILAL HIRISE PRIVATE LIMITED-0.1028 Dec
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	VEDVANI RESIDENCY PRIVATE LIMITED-0.0498 Dec
Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	VEDVANI RESIDENCY PRIVATE LIMITED-0.0156 Dec
Transfer of property for L4		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	VIEWLINE HIRISE PRIVATE LIMITED-0.3024 Dec
Transfer of property for L5		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	VIEWLINE HIRISE PRIVATE LIMITED-0.1746 Dec
Transfer of property for L6		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	WINSHER REALTORS PRIVATE LIMITED-0.028 Dec
Transfer of property for L7		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	NAMCHI DEVCON PRIVATE LIMITED-3.9437 Dec
Transfer of property for L8		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	PRAYAS RESIDENCY PRIVATE LIMITED-0.151 Dec
Transfer of property for L9		
Sl.No	From	To. with area (Name-Area)
1	Mr RAJINA BIBI	PREMKUNJ RESIDENCY PRIVATE LIMITED-5.8187 Dec

Endorsement For Deed Number : I - 190204104 / 2019

On 05-08-2019

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 12,67,109/-

Tushar Kanti Mandal

Tushar Kanti Mandal
 ADDITIONAL REGISTRAR OF ASSURANCE
 OFFICE OF THE A.R.A. - II KOLKATA
 Kolkata, West Bengal

On 07-08-2019.

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 : 2 of Indian Stamp Act 1899.

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

Presented for registration at 15:15 hrs on 07-08-2019, at the Office of the A.R.A. - II KOLKATA by Mr MAHENDRA KUMAR TRIPATHI ,.

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

Execution is admitted on 07/08/2019 by 1. Mr RAJINA BIBI, Mr RASHED MONDAL, BAIDYA PARA, MOBRAKPUR, P.O: LAUHATI, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Muslim, by Profession Others, 2. Mr APU NANDY, Son of Mr BASANTA NANDY, , B R S 10, BLOCK 15, 17 BAGMARI LANE, P.O: KANKURGACHI, Thana: Maniktala, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700054, by caste Hindu, by Profession Service

Indetified by Mr SANTOSH AGARWAL, , , Son of MOTI LAL AGARWAL, 130,DAKSHINDARI ROAD, P.O: SHREEBHUMI, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700048, by caste Hindu, by profession Others

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

Execution is admitted on 07-08-2019 by Mr MAHENDRA KUMAR TRIPATHI, AUTHORISED SIGNATORY, MOTILAL HIRISE PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104; AUTHORISED SIGNATORY, VIEWLINE HIRISE PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104; AUTHORISED SIGNATORY, VEDVANI RESIDENCY PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104; AUTHORISED SIGNATORY, WINSHER REALTORS PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104; AUTHORISED SIGNATORY, NAMCHI DEVCON PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104; AUTHORISED SIGNATORY, PRAYAS RESIDENCY PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104; AUTHORISED SIGNATORY, PREMKUNJ RESIDENCY PRIVATE LIMITED (Private Limited Company), DIAMOND HARBOUR ROAD, P.O:- JOKA, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 700104

Indetified by Mr SANTOSH AGARWAL, , , Son of MOTI LAL AGARWAL, 130,DAKSHINDARI ROAD, P.O: SHREEBHUMI, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700048, by caste Hindu, by profession Others

Payment of

Certified that required Registration Fees payable for this document is Rs 17,785/- (A(1) = Rs 12,671/- ,B = Rs 5,016/- ,E = Rs 14/- ,F = Rs 55/- ,M(a) = Rs 25/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 17,785/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 06-08-2019 @ 10PM with Govt. Ref. No: 192019200055465188 on 06-08-2019, Amount Rs: 17,785/-, Bank SBI EPay (eBillsPay), Ref. No. 0162911725802 on 06-08-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 63,376/- and Stamp Duty paid by Stamp Rs 100/-, by online = Rs 63,376/-

Description of Stamp

1. Stamp: Typo: Repressed, Serial no 034214, Amount: Rs. 100/-, Date of Purchase: 20/07/2019, Vendor name: SOUMITRA CHANDA

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 06/08/2019 6:10PM with Govt. Ref. No: 192019200055465188 on 06-08-2019, Amount Rs: 63,376/-, Bank SBI EPay (SBI Pay), Ref. No. 0162911725802 on 06-08-2019, Head of Account 0030-02-103-003-02

Tushar Kanti Mandal

Tushar Kanti Mandal
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
Kolkata, West Bengal

034214

Sl. No. Date
Name
Add.
AMT. SO.

20 JUL 2019

20 JUL 2019

A. Choudhury
H.C. Cal. Adr.

Certified that a single stamp of name
Ra. ^{100/-} required for the document is
not available and that the smallest
number of stamp which I can
furnish so as to make up the
Required Amount are as follows.....

250 = 100/-

SOUMITRA CHANDA
Licensed Stamp Vendor
8/3, K. S. Roy Road, Kol-1

Santosh Agarwal
S/O Moti Lal Agarwal
130, Dakshindari Road
Kotkata- 700048
P. S. Lake town
P. O. Shree Ghumi



ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA
- 7 AUG 2019

034214

Sl. No..... Date.....
Name.....
Add.....
AMP.....50.....

20 JUL 2019
20 JUL 2019

A. Choudhury.
H. C. Cal. Adr.

Certified that a single stamp of name
Rs. 100/-, required for the document is
not available and that the smallest
number of stamp which I can
furnish so as to make up the
Required Amount are as follows.....

2 x 50 = 100/-

10

SOUMITRA CHANDA
Licensed Stamp Vendor
8/2, K. S. Roy Road, Kol-1



ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA
7 AUG 2019



ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA

- 7 AUG 2019

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1902-2019, Page from 156130 to 156174
being No 190204104 for the year 2019.



Tushar Kant Mandal

Digitally signed by TUSHAR KANTI
MANDAL
Date: 2019.08.22 18:22:57 -07:00
Reason: Digital Signing of Deed.

(Tushar Kant Mandal) 8/22/2019 6:22:43 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
West Bengal.

(This document is digitally signed.)