

Ref.

Date :

NO ENCUMBRANCE CERTIFICATE

Ref :- An area of **BASTU** land measuring an area 5 (Five) Cottahs, be the same or a little more or less, comprised & contained in R.S. Dag No. 106, corresponding to L.R. Dag No.1030, under L.R.Khatian Nos. 10953, 11033, 11034, 11035 and 11036, lying & situated at Mouza – Ghola, J.L. No.14, Re. Su. No.103, Touzi No.6, within the local limits of Panihati Municipality, Ward No. 30, Holding No.74, Ghola D Block, P. S. Khardah(formerly), presently Ghola, District – North 24 Parganas, under the jurisdiction of A.D.S.R.O. erstwhile Barrackpore presently Sodepur, Kolkata – 700110, in the State of West Bengal, India.


Present Owner of the above Land :- (1) Bishwajit Dutta (son of Tapan Dutta), (2) Smt. Nilima Das (daughter of Nema Das), (3) Smt. Eti Das (wife of Kamalesh Das), (4) Smt. Pratima Chowdhury (wife of Ashok Chowdhury) and (5) Smt. Basanti Biswas (wife of Chittaranjan Biswas).

I have made necessary searching by myself-(1) in the Office of the A.D.S.R. Sodepur, North 24 Parganas for the period from 2014 to 2024 (in respect of R.S. Dag No. 806) ; for the period from 2014 to 2024 (in respect of R.S. Dag No. 106) ; for the period from 2014 to 2024 (in respect of L.R. Dag No. 1030) and (2) in the Office of D.S.R.– I, Barasat, North 24 Parganas for the period from 2016 to 2024 (in respect of L.R. Dag No. 1030), regarding the aforesaid property as per available records.

My Report is as under :- That the above named Owner No. 1 became the owner of undivided 2/6th share out of the aforesaid 5 (Five) Cottahs of land by virtue of purchase vide a Deed of Conveyance dated 16/03/2021 registered in the office of the A.D.S.R. Sodepur and recorded in Book No. I, Volume Number 1524-2021, Pages from 85710 to 85740, being No. 152402231 for the year 2021, from Smt. Pramila Das and Sri Palash Das (respectively wife and son of Swapan Kumar Das). The above named Owner Nos. 2 to 5 became the owners of undivided 4/6th share out of the aforesaid 5 (Five) Cottahs of land by virtue of inheritance from their father Late Nimai Das. That save and except execution of two Development

Contd.....2

M. B. CONSTRUCTION



Proprietor

P.R. Ghosh
PRABIR KUMAR GHOSH
ADVOCATE
BARRACKPORE COURT
E.R.NO-WB-843195

Ref.

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(2)

Agreement (being Nos. I-2234/2021 and I-9190/2023, both of A.D.S.R.O. Sodepur) and two Development Power of Attorney (being Nos. I-2369/2021 and I-9196/2023, both of A.D.S.R.O. Sodepur) with M.B. Construction, a Proprietorship Firm, having its office at Babanpur, Birnagar (Lock Gate), P.O. Bengal Enamel, P.S. Titagarh, District – North 24 Parganas, Pin Code – 743122, represented by its Proprietor – Manoj Biswas (son of Late Haripada Biswas), residing at Babanpur, Birnagar (Lock Gate), P.O. Bengal Enamel, P.S. Titagarh, District – North 24 Parganas, Pin Code – 743122, the above named Owners have not executed any kind of Deed during the period from 2014 to 2024 in favour of any person in respect of the aforesaid 5 (Five) Cottahs of land. **As such the aforesaid 5 (Five) Cottahs of land is free from all sorts of encumbrances** and is transferable as per Law in terms of the aforesaid two Development Agreement and two Development Power of Attorney.

Enclosures:- Registration Office Search Receipt Nos.

A.D.S.R.O. Sodepur –

(a) 1524003741/2024,

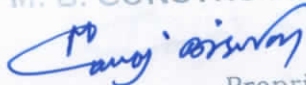
(b) 1524003744/2024,

(c) 1524003747/2024 – all dated 19/07/2024;

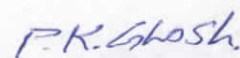
D.S.R. – I, Barasat – 1501046934/2024, dated 19/07/2024.

ADVOCATE

M. B. CONSTRUCTION



Proprietor


PRABIR KUMAR GHOSH
ADVOCATE
BARRACKPORE COURT
E.R.NO-WB-843195