

Judhir 4015/91



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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CERTIFIED COPY OF DOCUMENT NO. 4015

BOOK NO. 2 FOR YEAR 1991



GOVT. DISTRICT STAM

No. 264 Dtd. 11.9.22

Subj. Saupeh Sarkar
Siliguri

Ref. No. 10/ 10/

Govt. Stamping Vendor,
Bardagore
Dist. No. 545/RB
07 / Darjeeling

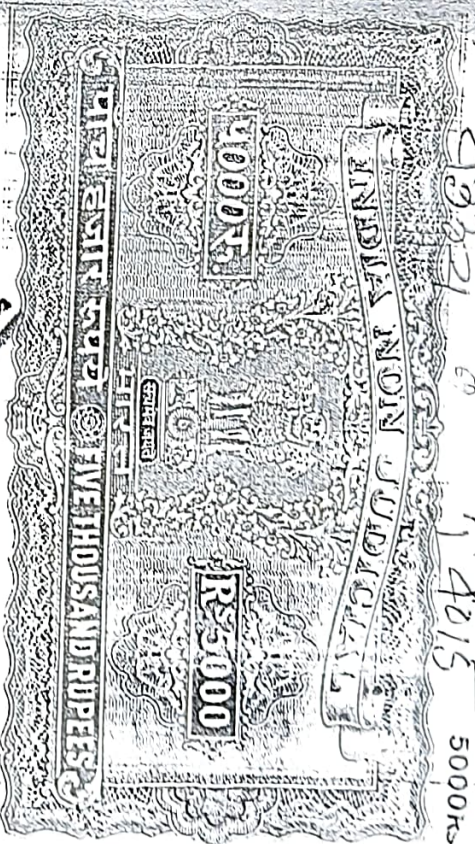


CCSI OF CGPA

- F (A) 2
- F (B) 2
- G (1) 2
- G (2) 2
- Legal Secy 2
- Conty 2
- VA File 10
- VA File 10
- File 10
- File 10
- File 10

Order No. 119 Dtd. 11.9.22

With Dist. Sub Registrar
Darjeeling



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bpb
11:14
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Invested land:

DEED OF COVENANCE,

Area: 2 Kathas
2 Chhatas or
0.0413 a c r e.

This Indenture is made this 29th thday
of April, One thousand nine
hundred and ninety-

Price:Rs.56,000/-

o n e.

P.S.: Silliguri
Dist. Darjeeling.

B E T W E E N

Srimati Inra Devi Mitruka, wife of Sri Jagdish
Prasad Mitruka, Hindu by faith, House wife by occupa-
tion, resident of Khalpara in the town of Silliguri,
Police Station, Sub Division & Sub-Registry office
Silliguri and District Darjeeling - hereinafter
called the PURCHASER (which expression shall mean
and include unless excluded by or repugnant to the
context her heirs, executors, Successors, adminis-

Handwritten notes at the top of the page, including a date "5/20/91" and some illegible text.



STANDARD FORM NO. 11-30
OFFICE OF THE DIRECTOR
OF THE
DEPARTMENT OF
AGRICULTURE
WASHINGTON, D.C.

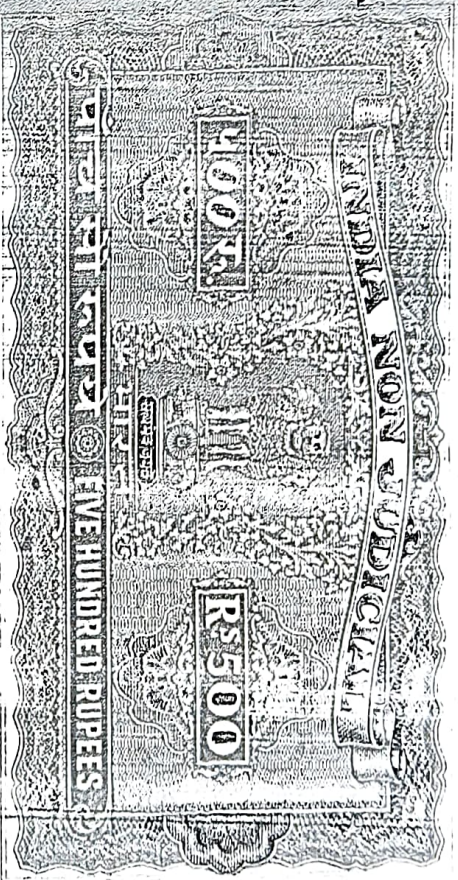
Handwritten signature and date "3/21/91".

Vertical handwritten text: "VICTORIA".

Large handwritten scribble or signature at the bottom of the page.

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500RS



Page No.2

A N D

Sri Hari Krishna Bahia, son of Late Radha Krishna Bahia, Hindu by faith, Business by occupation, resident of Church Road Siliguri, Police Station, Sub Division and Sub-Registry office Siliguri and District Darjeeling - hereinafter called the V E N D O R (which expression shall mean and include unless excluded by or repugnant to the context his heirs, executors, successors, administrators, representatives and assigns) of the Other Part.

WHEREAS Sri Ramesh Kumar Parakh, son of Jankaran Parakh of Siliguri acquired ownership by Gift of all that piece or parcel of Homestead plot of land measuring 12 twelve kathas 6 six chataks or .20 decimals in plot No.8486, recorded in Khatian No.2395 together with the old house- structures standing thereon bearing Building No.53 (new 62), situated within Parwana Baidkuntthapur, mouza Siliguri, J.L.No.110(88), Town 1 No.3(Ja), within the limits

1931
April 25
1931
John B. Bickel
Agawam

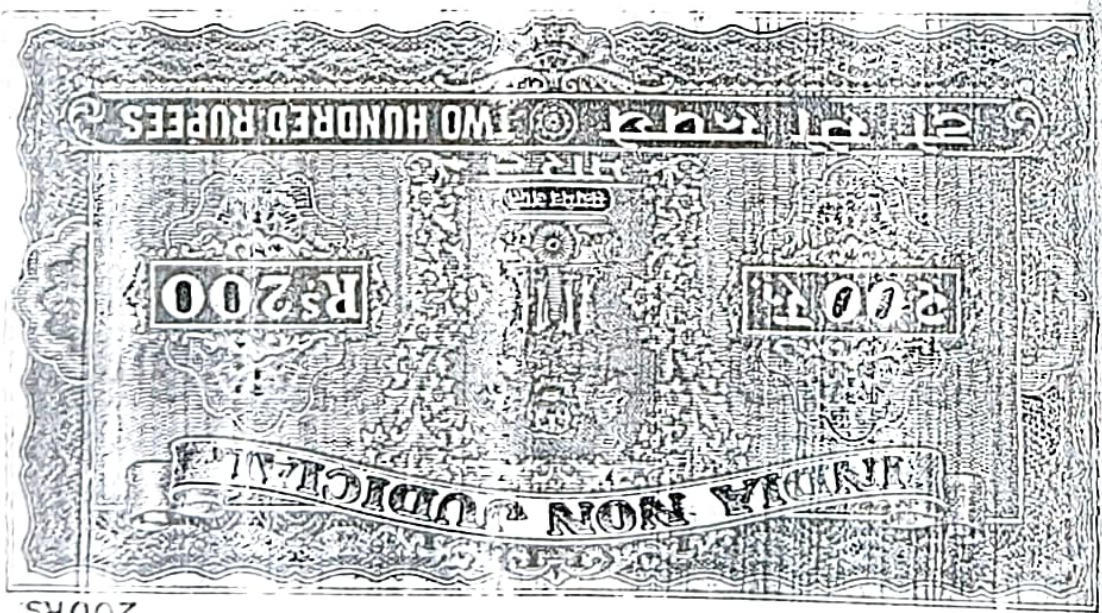
John B. Bickel
Agawam

19
294-91
324 91

WHEREAS Sri Kamal Kumar Parakh, son of Sri Hansraj Parakh of Siltguri acquired ownership by gift of all that piece or parcel of Homestead land measuring 12 twelve katbas 6 six chabaks or 20 twenty decimals of plot No. 8486, recorded in Khatian No. 2395 together with the said old house-structures standing thereon bearing Holding No. 53 (new 63) situated within Pargana Baikunthapur, mouza Siltguri, T.L. No. 110 (85),

A
N
D

heritable and transferrable right, title and interest therein old house-structures standing thereon having permanent possession and enjoying his said land together with the said the year 1977 and as such he became absolute owner had been Registry office Siltguri, in Book No. I, being No. 5293 for registered Deed of Gift, registered on 16.8.77 at the Sub-Division from Srimati Champa Devi, Srimati Soowati Devi, Srimati Keshar Devi and Sri Hansraj Parakh by virtue of a Division & Sub-Registry office Siltguri and District



16.4.09

16.4.62

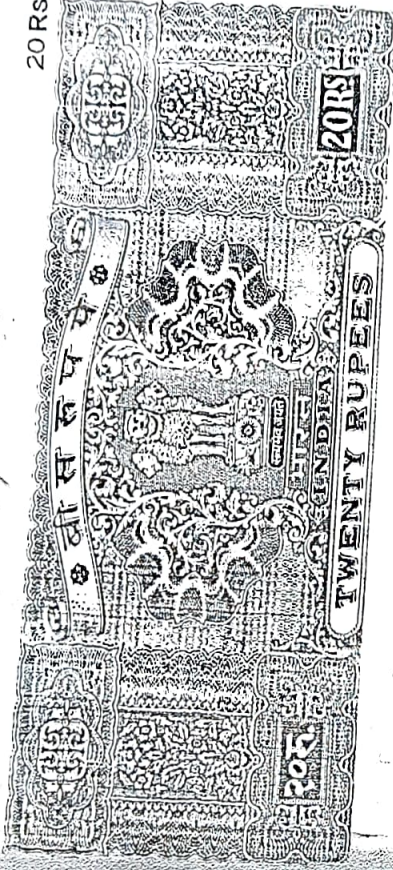
16.4.09
16.4.62

16/4/09
16/4/62

16/4/09
16/4/62

94

20 RS.



Page No. 4

Ward No. III, Police Station, Suh Division and Sub-Registry office Siliguri and District Darjeeling from Srimati Santu Devi, Srimati Suraj Devi, Sri Jaichand Lall Parakh and Srimati Ratul Devi Parakh by virtue of a registered deed of Gift, registered on 16.8.77 at the Sub-Registry office Siliguri in Book No. I, Being No. 5292 for the year 1977 and as such he became absolute owner and been possessing and enjoying his said land together with the house- structures standing thereon having permanent heritable and transferrable right, title and interest therein.

A N D

WHEREAS the Vendor has acquired ownership by purchase of all that piece or parcel of aforesaid Homestead land measuring 24 twenty four ~~chatakis~~ kathas 12 twelve chatakas or .40 decimals in total together with the said old house- structures standing thereon from said Sri Ramesh Kumar Parakh and Sri Kamal Kumar Parakh by virtue of two separate registered deeds of Sale, registered at the Sub-Registry office Siliguri in Book No. I, Being No. 2248 dated 27.3.85 & Being No. 2249 dated 27.3.85.



Send to ...

Send to *Sgt. G. A. ...*

M. I. E. ...

Sgt. G. A. ...

Sgt. G. A. ...
Camp ...
Tennessee

L. ...
29 4 11
30 4 11

73
H. S. ...
29/4/71

possessing and enjoying his said land together with the said old house- structures standing thereon, free from all encumbrances whatsoever and without any interference, hindrance, objection or interruption from anybody.

A N D

WHEREAS the Vendor being in need of money for investment in some development scheme and also for his business purposes elsewhere has firmly and finally decided to sell and has offered for sale his aforesaid land measuring 24 Kathas 12 chataks or .40 decimals together with the old house- structures standing thereon, free from all encumbrances whatsoever.

A N D

WHEREAS the Purchaser being in need of a plot of Homestead plot of land for her residential purpose has accepted the said offer of the Vendor and has agreed to purchase the said land measuring 2 two kathas 8 eight chataks or 0.0413 acre fully described in the schedule below out of the aforesaid land and has offered a price of Rs. the sum of Rs.56,000/- (Rupees fifty six thousand only) free from all encumbrances whatsoever.

A N D

WHEREAS the Vendor considering the said offer and price so offered by the purchaser as fair, reasonable and highest in view of prevailing market rate of land and agreed to sell his said land measuring 2 two kathas 8 eight chataks or 0.0413 acre described in the schedule below unto the purchaser at or for the said price of the sum of Rs.56,000/- (Rupees fifty six thousand only) and the said land is hereby

NOW THIS INDENTURE WITNESSETH that in pursuance of the aforesaid offer, acceptance and also in consideration of the said sum of Rs.56,000/- (Rupees fifty six thousand only) paid to-day by the purchaser to the Vendor (the receipt whereof the Vendor does hereby acknowledge) and grant full discharge to the Purchaser from the payment thereof, the Vendor does hereby Grant, convey, sell, assign and transfer unto the Purchaser the said land described in the schedule below unto the Purchaser and makes over possession thereof to the Purchaser together with all right, title, Interest, liberties, easements, privileges, appendices, appurtenances, whichever is belonging to or in any way appertaining to the said land TO HAVE AND TO HOLD the same absolutely by the Purchaser for ever peaceably and quietly and without any interference or interruption from the Vendor or any person or persons claiming under him subject to the payment of rent etc. payable to the Govt. of the State of West-Bengal.

The Vendor does hereby declare that the Vendor has not previously sold, mortgaged, transferred or contracted for sale or otherwise the said land hereby sold or any part thereof suffers from no defect of title and in the event of discovery of any contrary is proved, the Vendor shall be liable to be dealt with according to law both Civil and Criminal as the case may be and shall also be liable to pay adequate compensation to the Purchaser.

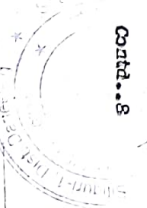
The Vendor does hereby covenant with the purchaser that if for any defect of title of the land hereby sold or any part thereof or for any act done or suffered to be done by the Vendor, the Purchaser is deprived of ownership of possession of the land hereby sold or any part thereof in future, the Vendor shall be liable to return to the purchaser the full or proportionate part of the said price money as the case may be together with interest from the date of such deprivation or of dispossession and shall also be liable to pay adequate compensation to the purchaser for any other loss or injury which the purchaser may suffer or sustain resulting therefrom.

The Vendor does hereby further declare that the Vendor at the request and costs of the Purchaser do execute all such act; deed or thing whatsoever if the Purchaser so require in future for peaceful enjoyment and possession of the land hereby sold by the Vendor by these presents.

THE SCHEDULE ABOVE REFERRED TO

(Description of land hereby sold by the Vendor)

All that piece or parcel of Homestead land measuring 2 two Kathas 8 eight chhataks or 0.0413 zero point zero four one three acre at an annual rental of Rs.1.22 paise (Rupee one and paise twenty two only) is payable to the present superior land lord- the Govt. of the State of West Bengal, recorded in Khattian No.2395 two thousand three hundred ninety-five, area measuring 24 Kathas 12 chhataks or .40 decimals and out of that 2 two Kathas 8 eight chhataks or 0.0413 zero point zero four one three acre of land is hereby sold by the Vendor by these presents, situated within Pargana Bakunthapur,



Handwritten notes: Hari Krishna & Brothers, 27/1/11

bonza Siliguri, T.I.No.110(88), Touzi No.3(Ta), within the limits of Siliguri Municipal Ward No.III, Police Station, Sub Division & Sub-Registry office Siliguri and District Darjeeling. The aforesaid demised land appertains to Holding No.53(62) and is butted and bounded as follows:-

- By the North : 201.0ⁿ ft. wide Municipal Road,
- By the South : Road of Subidul Hossain & Son
- By the East : Land sold by the Vendor to Sat. Indira Devi Agarwala,
- By the West : Land sold by the Vendor to Sat. Babita Devi Agarwala,

Within the aforesaid boundary 2 kathas 8 chakras or 0.0413 acre of land is hereby sold by the Vendor by these presents and the said demised land shown by marked as plot No.(C) delineated in the plan or map annexed herewith forming part of these presents.

WITNESSES

Drafted, read over & explained the contents of this deed by me to the parties and typed by me:-

Kali Das
 K. M. Ghosh
 Anviree Hotel
 Suba In
 Jagdish Verma
 Kank Harsant Verma
 H. C. Koocey
 S. D. Singh

Signature K. M. Ghosh



Arunawa Roy

Adl. Dist. Sub-Registrar
SILIGURI
29-4-96

Sub-Registrar
SILIGURI



29-4-96
30-4-96



Book No. 11
Volume No. 76
Page 69
Date 29/4/96
For the year 1996

True COPY

Adl. Dist. Sub-Registrar
Siliguri Dist. Darjeeling

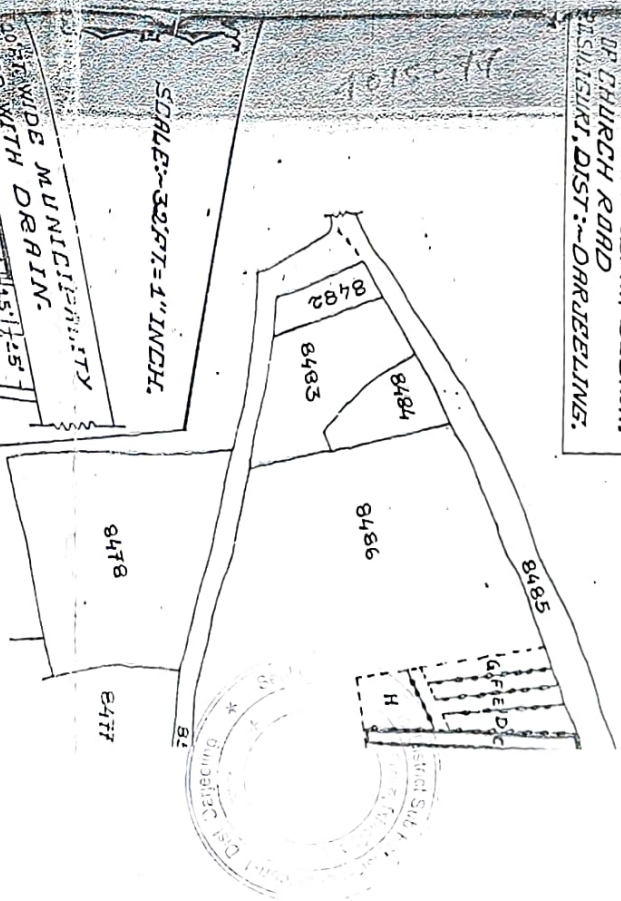
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Computer By

SHANU AGARWAL

SKETCH MAP SHOWING THE LAND PROPOSED TO BE SALE.

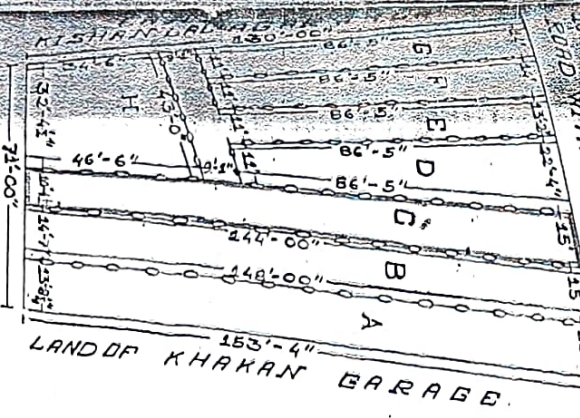
SCHEDULE OF THE LAND:-- PARAGANNA--BRAIKUNTHAPUR, TALUK--SUN. TALUK--110(88), KHATHRI NO.--2395, PLOT NO.: 8482, 8483, 8484, 8485, 8486, 8478, 8477, DIST:-- DARGEBELING, WEST BENGAL REFERENCE:-- BOUNDARY LINE OF THE RELATED PLOT THIS:-- BOUNDARY LINE OF THE SDD LAND SHOW PURCHASE AREA:-- 1850 SPT. OR. 00413 ACRES OR. 24

NAME OF THE SELLER.
 SRI HARI KRISHNA BUDHIR,
 LATE RUPRA KRISHNA BUDHIR,
 OF CHURCH ROAD
 TISWARI, DIST:--DARGEBELING.



SCALE:--30 FT.=1" INCH.

40 FT. WIDE MUNICIPAL ROAD WITH DRAIN.



- NAME OF THE PURCHASERS:**
- SMT. DROPTI DEBI RASHI
 - RND RERWALA DE KHA
 - SMT. INDRA DEBI RASHI
 - ARWALA DE KHAL PRA SI
 - SMT. INDR DEBI MITRUR
 - S. B. MITRUR DE KHAL PRA SI
 - SMT. BABITHA DEBI RASHI
 - REKWAJI R. R. P. KHAR. PRA. SI
 - SMT. RINTI DEBI RERWAL
 - DEWAL R. DE KHAL PRA SI
 - SOL PRAHLAD CHOWDHURY
 - OWDHURY DE. M. G. ROAD. JA
 - SMT. MUSLIM CHOWDHURY
 - W. H. DE. M. G. ROAD. JA
 - SOL. MOHOMMAL HERRWALA
 - HEARWALA DE KHAL PRA SI

BOUNDARY:--
 SOUTH:--LAND R
 EAST:--LAND R
 WEST:--LAND R
 WILLA & R. AGAR

LAND OF Khaki Khatun Rashed
 SIGNATURE OF THE SELLER.

Subscribers
SILVER

1901

John W. ...
13-4-51

For the year ...
Being No. ...
Page No. ...
Volume ...
To ...