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D: 4/11

3000Rs.



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 Stamped under the Stamp Act
 1899, Subsequently amended Schedule I A
 No. 20
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Declaration filed
 Declaration & Copy of RS record
 is filed in the Agricultural
 States v. H. S. Court's
 Note 218 of 1972 J.P.R.'s

NO 9407 of 24.8.87

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 21/9/87
 2/8/87
 Key
 12/11/87

Signature of Registrar
 Registrar S/S 7 (2)
 of North 24-Parganas District

THIS DEED OF CONVEYANCE made this 7th day of July, One thousand nine hundred and eighty eight,

B E T W E E N

SUDHIR KUMAR BISWAS Son of Late Brajanath Biswas of Doharia, P. S. Barasat, Dist. North 24-Parganas, by occupation business, by religion Hindu, hereinafter called the VENDOR (which expression shall unless excluded by or repugnant to the context shall mean and include his heirs, executors, administrators, representatives and assignees) OF THE ONE PART

A N D

1726

Melkano Paper Machines Ltd 72 Jangam
Avenue C-13

Stamp
Baresa: Treasury
No. 24 Perg...

Rs 3000 x 4 = 12,000
Rs 200 x 2 = 400

12,400



Indonesian Embassy

No. 101
of ...
P.S. ...
Date ...
By ...
PROVISION ...

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V.T.I-171
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Handwritten notes and signatures, including 'A.M.P.' and 'Registration'.

Subhas Kant Choudhury
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Subhaskanti Choudhury

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- 2 -

MECHANIC PAPER MACHINES PVT. LTD., a Company incorporated under the Companies Act 1956 having its registered office at No. 2 Ganesh Ch. Avenue, Calcutta- 700 013 hereinafter called the PURCHASERS (which expression shall unless excluded by or repugnant to the context mean and include its successors and successors-in-interest) of the OTHER PART ,

W H E R E A S

(A) One (1) Mohamaya Dasi Widow of Late Brajanath Biswas (2) Debendra Nath Biswas, (3) Surendra Nath Biswas, (4) Sudhir Kumar Biswas, (5) Kartick Chandra Biswas, (6) Sudhangshu Kumar Biswas and (7) Suresh Chandra Biswas No. 2 to 7 all sons of Late Brajanath Biswas of Doharia, Madhyamgram, P. S. Baraset, District- North 24-Parganas (previously 24-Parganas) were/are absolute owners in khas possession of the property which is specifically described in the Schedule below.

1727

Mechano Paper Machines Ltd 726
A-Avenue Cal-13

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Barasa Trc
North 24



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W. J. ...
North 24



- 3 -

(B) The said Mohamaya Dasi Wife of Late Brajanath Biswas died intestate leaving behind her six sons namely: (1) Debendra Nath Biswas, (2) Surendra Nath Biswas, (3) Sudhir Kumar Biswas, (4) Kartick Chandra Biswas, (5) Sudhenshu Kumar Biswas and (6) Suresh Chandra Biswas as her only heirs and legal representatives.

(C) The said Debendra Nath Biswas and his five other brothers inherited their mother's share in equal proportions and became the absolute owners in khas possession.

(D) The said Kartick Chandra Biswas son of Late Brajanath Biswas of Doharia, P.S. Barasat, District 24-Parganas (now North 24-Parganas) sold his share of the below mentioned property to one Ratneshwar Das son of Late Raicharan Das of Sarat Colony Dum Dum by a sale deed for the consideration mentioned therein and delivered khas possession to him.

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Mechano-Labor Machines Ltd. 27/28
Avenue Cal-13.



[Signature]
Registrar C/S 7 (5)
24 Park Street



- 4 -

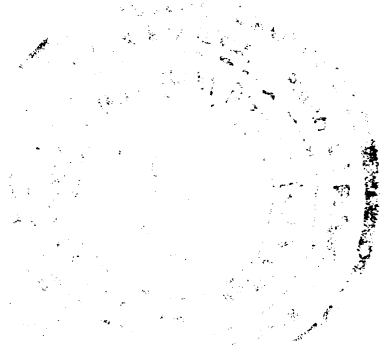
(E) In the last Revisional Settlement the names of (1) Debendra Nath Biswas (2) Surendra Nath Biswas, (3) Sudhir Kumar Biswas, (4) Sudhangshu Kumar Biswas (5) Suresh Chandra Biswas, all sons of Late Brajanath Biswas of Doharia and No. (6) Ratneshwar Das son of Late Raicharan Das of Sarat Colony Dum Dum were recorded in equal share and they became the absolute recorded owners in khas possession of the property which is specifically described in the Schedule below.

(F) By a Deed of conveyance dated 24.4.1959 made between one said Ratneshwar Das son of Late Raicharan Das of Sarat Colony Dum Dum, District 24-Parganas (now North 24-Parganas) the Vendor therein of the one part and Sudhangshu Kumar Biswas son of Late Brajanath Biswas of Doharia, P.S. Barasat, District 24-Parganas (now North 24-Parganas) as Vendee therein of the other part for the consideration mentioned therein sold, transferred and conveyed unto the said Vendee ALL THAT a piece and parcel of 65.6 decimals (more or less)

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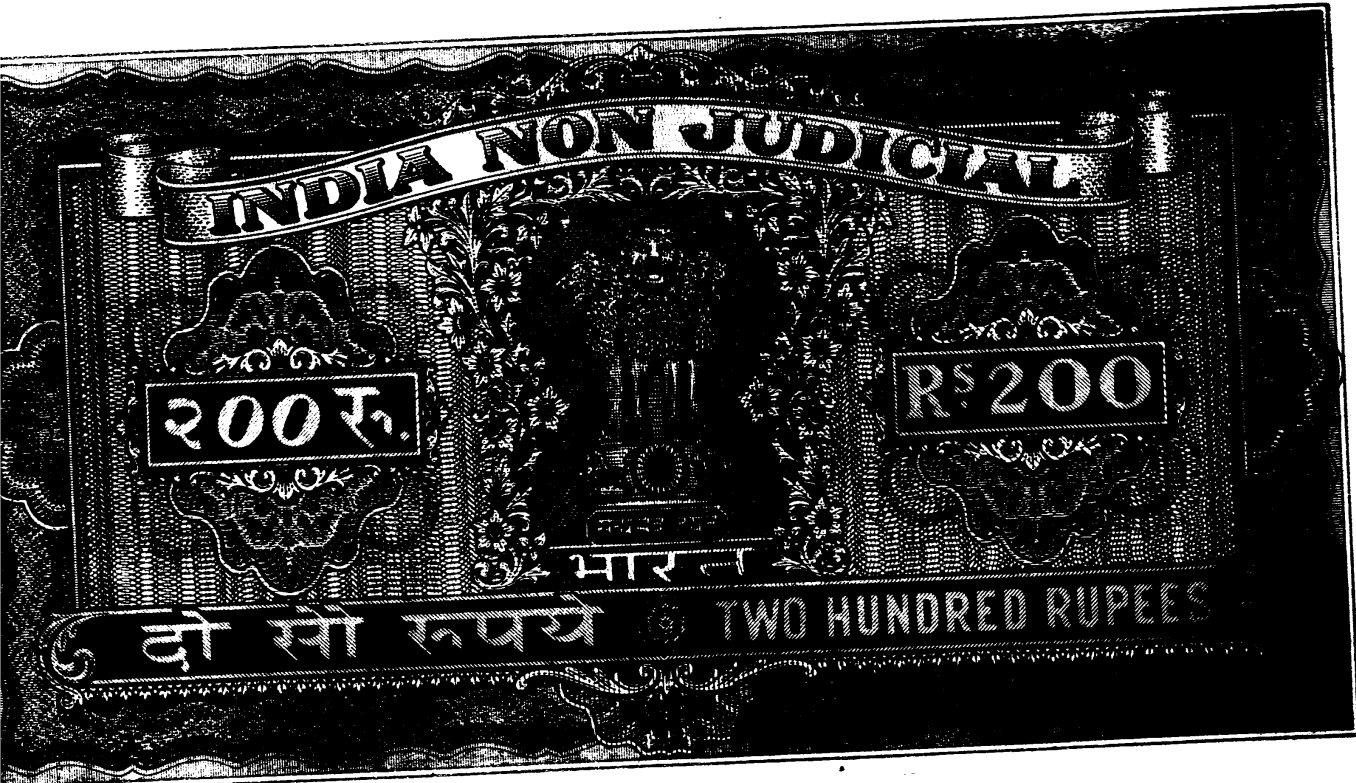
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Mechano Paper Machines Ltd & 2 General
47th Avenue Est-18.



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Registrar U/S 7 (A)
Room 24-Paradise Bazaar



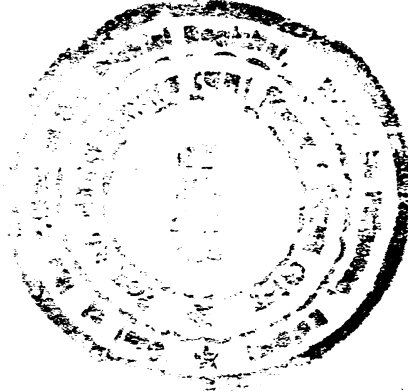
- 5 -

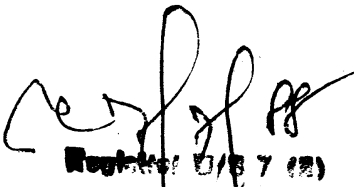
of land being 1/6th share in R.S. Dag No. 448, 449, 450, 462 under R.S. Khatian No. 130 and R.S. Dag No. 453, 454, 455 under R.S. Khatian No. 455 of Mouja Sahara, J.L.No. 46, R.S. NO. 3, Touji No. 146, P.S. Barasat (now Airport) Dist. 24-Parganas (now North 24-Parganas) duly registered at Sub-Registry office at Barasat in the year 1959, being No. 4671 for the consideration mentioned therein and delivered khas possession to him.

(G) By a Deed of Conveyance dated 17.5.66 made between one said Sudhangshu Kumar Biswas son of Late Brajanath Biswas of Doharia, P.S. Barasat, Dist. North 24-Parganas as Vendor therein of the ONE PART and Kartick Chandra Biswas Son of Late Brajanath Biswas of Doharia, P.S. Barasat, Dist. North 24-Parganas as Vendee therein of the OTHER PART and for the consideration mentioned therein sold, transferred and conveyed unto the said Vendee ALL THAT a piece and parcel of 65.6 decimals (more or less) of land which was purchased from Ratneshwar Das son of Late Rai Charan Das

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Mechno Paper Machines Pvt. Ltd. 72 Gan
 @ 7/28 Avenue Cst B.
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 Registrar of Companies
 of India, 24, Park Street, Calcutta



- 6 -

of Sarat Colony, Dum Dum, District- North 24-parganas i. e. 1/6th share in R. S. Dag Nos. 448, 449, 450, 462 under R. S. Khatian No. 130 and in R. S. Dag No. 453, 454, 455 under R. S. Khatian No. 455 in Mouja Sahara, J.L.No. 46 , R. S. No. 3 , Touji No. 146, P.S. Barasat (now Airport) Dist. 24-Parganas (now North 24-Parganas) duly registered at Sub-registry office at Barasat for the year 1966 being No. 8126 for the consideration mentioned therein .

(H) The said Suresh Chandra Biswas died intestate as bachelor leaving behind him five brothers namely, (1) Debendra Nath Biswas (2) Surendra Nath Biswas, (3) Sudhir Kumar Biswas, (4) Kartick Chandra Biswas, (5) Sudhangshu Kumar Biswas as his only legal heirs and they inherited the share of Suresh Chandra Biswas (since deceased) in equal proportions and became the absolute owners in khas possession .

(I) The said Sudhir Kumar Biswas the Vendor herein seized and possessed of the property mentioned in the schedule hereunder written.

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Mechano Paper Machines Pvt. Ltd. 22 Ganesha
Avenue En-13.

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Address: ...
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[Signature]
Registrar U/S 7 (B)
of North 24-Parganas, West Bengal

(J) The Vendor being in need of money has agreed to sell and the purchasers have agreed to purchase .166 acres(Danga) in R.S.Dag No. 448, .148 acres (Shali) in R.S.Dag No.449, .062 acres (Danga) in R.S.Dag No. 450 and .056 acres(Danga) in R.S. Dag No. 462 total measuring .432 acres of land in the abovesaid four dags under R.S.Khatian No. 130 of Mouza-Sahara, J.I.No. 46, R.S. No. 3 , Touji No. 146, P.S. Airport, Dist. ~~North~~ North 24-Parganas as more fully and particularly described in the Schedule below and delineated in the lay out map or plan and depicted by red borders which is annexed hereto for a consideration of Rs. 1,10,000/- (Rupees one lac and ten thousand) only the highest market price and the Vendor deems it fit to be fair price at present.

NOW THIS INDENTURE WITNESSETH :

(1) That the Vendor does hereby admit and acknowledge the receipt of Rs. 1,10,000/- (Rupees one lac and ten thousand) only from the within named purchasers towards full payment of consideration money for the land delineated in the layout map or plan and depicted by red borders measuring .166 acres (Danga) in R.S.Dag No. 448, .148 acres (Shali) in R.S. Dag No. 449, .062 acres (Danga) in R.S.Dag No.450 and .056 acres (Danga) in R.S. Dag No. 462 , total measuring .432 acres of land under R.S. Khatian No. 130 in Mouza Sahara, J.L.No. 46, R.S. No. 3, Touji No. 146 , P.S. Airport, Dist. North 24-Parganas.

(II) That the Vendor does hereby execute and register this conveyance in favour of the purchaser and transfers all rights, titles, interest and possession unto the purchasers who will be the absolute owners in khas possession of the property detailed in the Schedule below and mutate its name in the State Revenue Department and local Panchayat



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Registrar U/S 7 (2)
of North 24-Parganas, West Bengal

and pay rent and taxes to its own name and shall use and occupy the property as detailed below from generation to generation with all powers to use and dispose of the property in its own right, interest, being the absolute owner and occupier of the same and without any hinderance either by the Vendor or any one claiming under him .

(III) That the Vendor has assured the purchaser that the Scheduled property is not under any acquisition or requisition by any Government or Authority and the Vendor has not encumbered the property either by mortgage or agreement to sell to any person or organisation and the property is not under attachment by any Civil or Criminal Courts. The Vendor undertakes and guarantees that if any encumbrances or attachment is discovered, the Vendor along with his heirs and executors will be liable to reimburse the amount of entire consideration mentioned herein and also to pay suitable compensation to the purchasers or its successors and successors-in-interest. The Vendor also undertakes to rectify at purchaser's own cost if any clerical mistake is found in this deed .

SCHEDULE OF THE LAND ABOVE REFERRED TO

ALL THAT a piece and parcel of .166 acres (Danga) in R.S. Dag No. 448, .148 acres (Shali) in R.S. Dag No. 449, .062 acres (Danga) in R.S. Dag No. 450 and .056 acres (Danga) in R.S. Dag No. 462, Total measuring .432 acres of land under R.S. Khatian No. 130 in Mouza Sahara, J.L. NO. 46, R.S.NO. 3 , Touzi No. 146 of the Collectorate of North 24-Parganas, Pargana Anowarpur, P.S. Airport, Sub-Registry office at Cossipore Dum Dum in the District of North 24-Parganas TOGETHER WITH the right of common passage on and upon 20' wide common Road as shown in the map or plan by GREEN and being the proportionate annual rent of Rs. 6/- (six) only payable to the Government of West Bengal TOGETHER WITH all his rights, easements, appurtenances and interests sold by this Indenture. The said plots of land described herein above are depicted by red lines in the lay out map or plan which is annexed hereto and will be treated as a part of this Deed of Conveyance .



[Handwritten Signature]
Registrar U.S. 141
of North 24-Palawan Baras.

IN WITNESS WHEREOF the Vendor of this present conveyance set and subscribe his hand, seal, the day, month and year first above written.

WITNESSES :

1. স্বাক্ষরিত
শ্রীঃ স্বাক্ষরিত
স্বাক্ষরিত
2. স্বাক্ষরিত
স্বাক্ষরিত
স্বাক্ষরিত

স্বাক্ষরিত

SIGNATURE OF VENDOR

MEMO OF CONSIDERATION

Received R. 1,10,000/- (Rupees one lac and ten thousand) only from the within named purchaser-

<u>DRAFT NO.</u>	<u>NAME OF THE BANK/BRANCH</u>	<u>DATE</u>	<u>AMOUNT</u>
004014	ALLAHABAD BANK/Calcutta Main Br.	6.7.88	1,10,000/-

Read over and explained in Bengali to the Vendor.

WITNESSES :

1. স্বাক্ষরিত
শ্রীঃ স্বাক্ষরিত
স্বাক্ষরিত
2. স্বাক্ষরিত
স্বাক্ষরিত
স্বাক্ষরিত

স্বাক্ষরিত

SIGNATURE OF VENDOR

Drafted by : স্বাক্ষরিত

Bartha Narayan Chakraborty
Advocate,
Judges' Court, Barasat,
North 24-Parganas.

স্বাক্ষরিত
স্বাক্ষরিত



[Handwritten Signature]
Registrar (I) S 7 (2)
4 March 21-2 (1989) Bhatia



[Handwritten Signature]
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24/11
1988

2-2-89

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Plan posted on

Registrar U/S 7 (2)
North 24-Parganas Barsooi
H/He

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Page 279-8
4411

DATED THIS DAY OF JULY, 1988.

B E T W E E N

SUDHIR KUMAR BISWAS....VENDOR.

A N D

MECHANO PAPER MACHINES PVT. LTD .

..... PURCHASERS

D E E D O F C O N V E Y A N C E

Mr. M.K. Kakrani,
Solicitor & Advocate.
6, Old Post Office Street,
Calcutta.1.