



Government of West Bengal  
Office of Additional District Magistrate & District Land & Land Reforms Officer  
South 24 Parganas,  
New Treasury Building (8<sup>th</sup> & 9<sup>th</sup> Floor), Alipore  
Kolkata - 700 022.

Memo No. 51 A (C) / 17 / 488 / P/15/ Dated: 31.08.2015

To : Chiu Ting Ling  
Village : 92 A Matheswartala Road,  
P.O :  
P.S : Tiljala  
District : Kolkata - 700 046.

Sub : Your application dated 3.3.15 praying for changing of character of land from one class to another.

In terms of the provisions laid down in Section 4C of the WBLR Act, 1955 as amended up to date read with provisions of rule 5A of W.B.L.R rules, 1965 permission is hereby accorded to you for conversion of land one class to another as noted in the schedule - I below with effect from this date subject to the terms and conditions as noted in schedule - II.

**SCHEDULE - I**


Schedule of lands specially demarcated in the site plan for which conversion is allowed vide Case no. 17 (5) /2015 Office of the B.L & L.R.O, A.T.M Kasba, South 24 Parganas.

Mouza with J.L. No & P.S	Khatian No		Plot No		Classification as per R.O.R	Total area of the plot in acres	Area allowed to convert	Classification of land to which conversion is allowed.
	R.S	L.R	R.S	L.R				
Mouza - Rajapur J.L. No. - 23 P.S - Survey Park	484 487 491 493 496 499 502 525 528 531 534 538	.....   ↙ ↘	1002	.....  ↙	Beel	12.36	4 Cartah (6.6 dec)	Bastu

**SCHEDULE - I**

**Terms and conditions for conversion**

- a) That the order directing change, conversion or alternation is without prejudice to any of the provisions of Chapter - II B of the W.B.L.R Act.
- b) That the order directing change, conversion or alternation is without prejudice to the provision of sub-section (3) of section 6 of the West Bengal Estates Acquisition Act, 1953 (West Bengal Act I of 1954).
- c) That where the land is situated within any urban agglomeration within the meaning of the urban land (Ceiling & Regulation) Act, 1976 (33 of 1976), the order directing change, conversion or alternation is without prejudice to the provisions of the said act.
- d) That where the land is situated within the jurisdiction of a Development authority constituted under the West Bengal Town and Country (Planning and Development), Act, 1979 (West Ben. Act XIII of 1979), the order directing change, conversion or alternation is without prejudice to the provisions of the said act.
- e) That where the land is situated within the area of East Kolkata wetlands as defined in the East Kolkata Wetlands (Conservation and Management) Act, 2006 (West Ben. Act VII of 2006), the order directing change, conversion or alternation is without prejudice to the provisions of the said Act.
- f) That where the object change of conversion is to use the land for a purpose for which approval Or permission or license from an appropriate authority is necessary the order directing change conversion or alternation is subject to obtaining such approval or permission or license from such authority as soon as the order granting changing or conversion as sought for is made.
- g) That where the application relates to permission for change, conversion or alternation of any land having water body, the order directing change, conversion or alternation is subject to creation of compensatory water body or equal or large size of such water body within a period of 90 days from the date of issue of the order granting change, conversion or alternation as sought for is made.
- h) The land Revenue shall be determined as per sec. 23 of the W.B.L.R Act, 1955 as amended up to date and
- i) Conversion is allowed However necessary no-objection / approval from the concerned authorities must be obtained as required for such project.

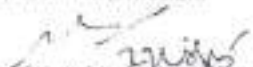
  
Collector U/s 4C of the W.B.L.R Act, 1955  
And  
District Land & Land Reforms Officer  
South 24 Parganas,

Memo No. 51A(C) / 17 / 4881 / 1 (3) / P/15/

Dated: 31.08.15

Copy forwarded to :

1. The S.D.L & L.R.O, Alipore Sadar South 24 Parganas for information and necessary action.
2. The Block Land & Land Reforms Officer, A.T.M Kasba, South 24 Parganas.
3. The Revenue Inspector .....G.P, South 24 Parganas for information.

  
District Land & Land Reforms Officer  
South 24 Parganas,

Memorandum No. 10/1935 Mut/Adm. to L. & L.R.O./TH at Kusba/99 dt. 8.7.99

### Form--A

#### A Certificate of Mutation

To: Sri. Chiu Ting King, D/o Chiu Chang Chun, 93A, Mathaswattala  
(Name and address of the applicant) Road, P.S. Tiyala.  
Cal-46.


Reference: 724/99

He/She is informed that his/her name has been mutated in respect of the land described in the schedule below:

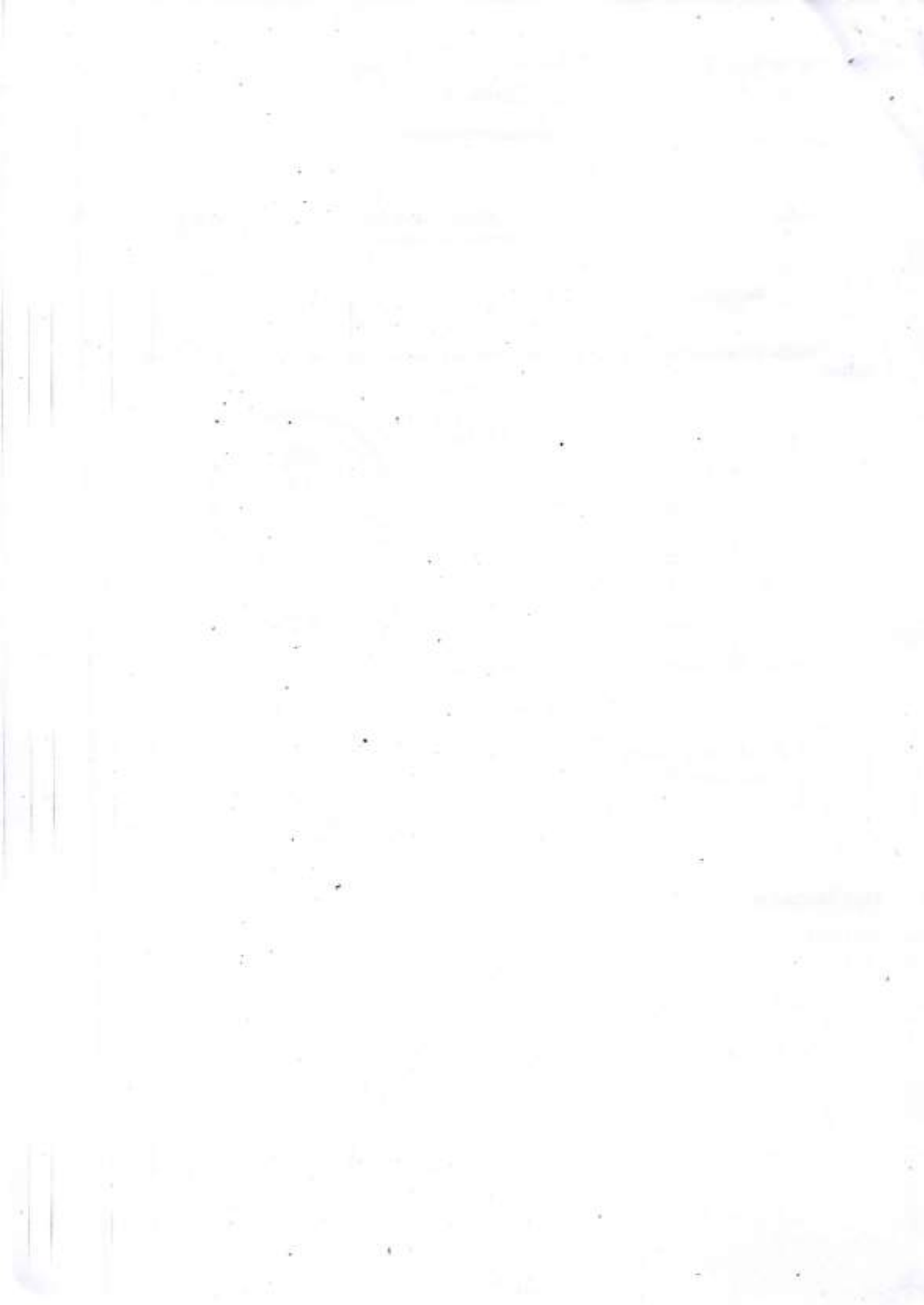
#### The Schedule

1. District: 24 Parganas (S)
2. Police Station: Kusba
3. Mouza: Rajapur
4. J. L. No: 23
5. Khatian No. R.S. 484, 487, 491, 493, 496, 497, 502, 505, 525, 528, 531, 534, 538.
6. Plot No. R.S. 1002
7. Area: 04 k.
8. Classification: - Tail.  
(as per R.O.R.)



  
Prescribed Authority u/s 50 of the West Bengal  
Land Reforms Act, 1955

Copy forwarded to :-





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7-12-09

Office of the Registrar of  
Transfer of Immovable Property  
No. 220/000  
1400

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E 1749  
W 7  
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**CHITTA SOMA**  
**and S. Parman. Alupa**  
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1911

2/12/09  
2/12/09

A 1749/-  
E 28/-  
W 7/-  
1788/-

THIS INDENTURE made this 28th day of November  
One Thousand Nine Hundred and Ninety-Seven BETWEEN (1)  
SRI PARTHA SOME, Son of Sri Chittaranjan Some, (2) SMT. MAHUA  
SOME, Daughter of Sri Chittaranjan Some, both by faith-Hindu,  
by occupation-Business, both of 49/58, P.G.M. Shah Road, 1st  
Floor, P.S. Jadavpur, Calcutta-700 033, both represented by  
their Constituted Attorney SRI SUBIR DUTTA, Son of Late Sukumar  
Dutta, by faith-Hindu, by occupation-Business of 49/58, P.G.M.  
Shah Road, P.S. Jadavpur, Calcutta-700 033, duly appointed by  
a General Power of Attorney dated 19-12-05, registered at the  
Office of the A.D.S.R. IIT at Alipore and recorded in Book No. IV,

Sl. No. 1111 (h) dt. 21/1/97  
Sold to Sr. CHIEF TING LING  
Address: 10 A Mathura (b) 12  
Rm. 10 A Mathura

S. M. Lal  
Stamp Clerk  
21/1/97

Stamp Clerk



4-0  
Rs. 10000/-  
20000/-  
1210.00/-  
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At-Parganas (South)

Subis Saha  
870 St. Annes Road  
9-40/58, P. G. M. Block Post

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attorney for faith some & Mahua some

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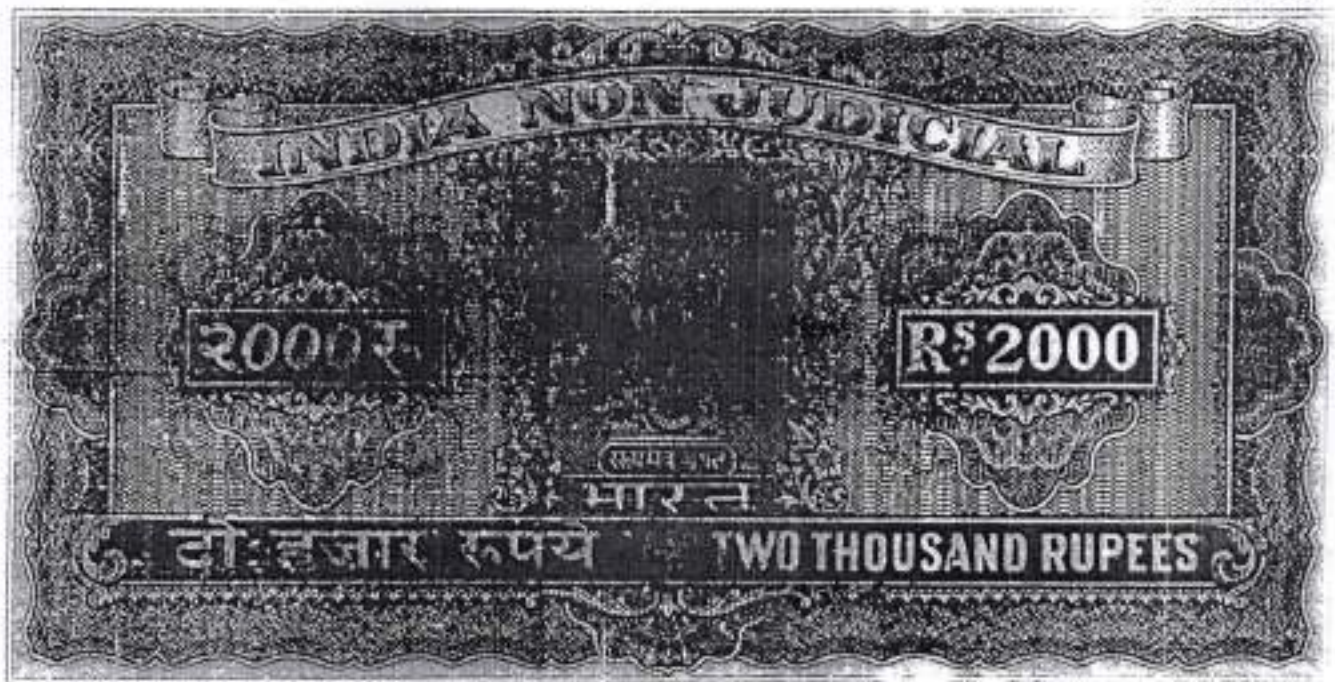
41, Avenue Road  
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Being Deed No. 206, for the year 1995, hereinafter referred to as the VENDORS ( which expression shall unless excluded by or repugnant to the context be deemed to mean and include their respective heirs, executors, successors, representatives, administrators and assigns ) of the ONE PART :

A N D

CHIU TING LING, Daughter of Chiu Chia - Sun, by faith-  
Buddhist, by occupation-Business, residing at <sup>92A</sup> Matheswartalla  
Road, P.S. Tiljala, Calcutta-700 046, hereinafter referred to  
as the PURCHASER ( which expression shall unless  
excluded by or repugnant to the context be deemed to mean and  
include her heirs, successors, executors, representatives,  
administrators and assigns ) of the OTHER PART :

W H E R E A S the predecessors of the present Vendors and their other co-sharers namely Sri Anand Kumar Roy Chowdhury, Dipak Kumar Roy Chowdhury, Foma Roy Chowdhury, Manasi Mitra, Lalit Kumar Roy Chowdhury, Smt. Nilima Roy Chowdhury, Smt. Tripti Bose, Smt. Supti Majunder, Smt. Dipti Palit,

No. 11111 of 24/11/57  
 Sold to Sr/Obt. CHIEF LING LING  
 Address 72 B. ...  
 To ...  
C. Mohan  
...  
...



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District Registrar - II  
 District 24-Parganas (South)  
 28/11/57





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Smt. Samapti Ghosh, Rabindra Kumar Roy Chowdhury, Alope Kumar Roy Chowdhury, Ashim Roy Chowdhury, Smt. Mira Roy Chowdhury, Smt. Shyamali Gupta, Smt. Ila Roy Chowdhury, Kalidas Roy Chowdhury, Somnath Roy Chowdhury, Biswarun Roy Chowdhury, Smt. Maya Roy Chowdhury, Smt. Anusua Biswas, Smt. Sribani Roy Chowdhury, Smt. Sakti Roy Chowdhury, Smt. Santa Roy Chowdhury, Smt. Mala Deb, Goutam Roy Chowdhury, Sukumar Roy Chowdhury, Sisir Roy Chowdhury and Smt. Tapati Roy Chowdhury were seized and possessed of or otherwise well and sufficiently entitled to the land and hereditaments more fully and particularly described in the Schedule hereunder written along with other landed properties lying and situate at Mouza Rajapur, J.L.No.23, Pargana-Khaspur, R.S.No.14, under 24-Parganas Collectorate Touzi No.109, comprising different Dags under different Khatias within Police Station Ballygunge at present Kesba at present lying within the jurisdiction of the Calcutta Municipal Corporation, Ward No.109, in the District of 24-Parganas (South).

AND WHEREAS during the District Survey Settlement the said landed property was recorded as Soti in Khatian No.10,

No. 11105 of 21/11/97  
 Sold to Sri/Smt. CHIEF TING LING  
 Address G. A. Kottaraya P. O. Rd  
 Rs. 200/- M 66  
S. Mohan  
21/11/97  
 Sub-Collector  
 District Treasury South 24 Parganas



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District sub-register-III  
 24 Parganas (South)  
 28/11/97





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in the name of the predecessors of the present Vendors and their other co-sharers.

AND WHEREAS at the time of Revisional Settlement the predecessors of the present Vendors and their other co-sharers submitted Form 'B' under Section 6 (C) (5) of the West Bengal Estate Acquisition Act and retained possession of the said property under them and the said property was recorded in R.S. Khatian No.11, under different Dags in their names in finally published Records of Rights, under different Khanda Khatians.

AND WHEREAS accordingly 1.24 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.494 in the name of Ashoke Kumar Roy Chowdhury.

AND WHEREAS accordingly .46 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.31 in the name of Anil Kumar Roy Chowdhury the predecessor of Sri Binak Kumar Roy Chowdhury, Smt. Poma Roy Chowdhury and Smt. Anshu Mitra.

AND WHEREAS accordingly .46 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.487 in the name of Lalit Kumar Roy Chowdhury.



No. 11111 of 28/11/37  
 Sold to Sir/Br. S. Hill TING LING  
 Address: 9/1, Northampton Rd  
2007  
S. Hill TING  
28/11/37  
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 District of the Bur. of P. & M.  
 District 24-Parganas (South)



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District Sub-Register-III  
 District 24-Parganas (South)  
 28/11/37

AND WHEREAS accordingly .46 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.528 in the name of Malin Kumar Roy Chowdhury the predecessor of Nilima Roy Chowdhury, Smt. Tripti Bose, Smt. Dipti Palit, Smt. Supri Majumder and Smt. Samapti Ghosh.

AND WHEREAS accordingly .16 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.507 in the name of Rabindra Kumar Roy Chowdhury.

AND WHEREAS accordingly .15 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.499 in the name of Alope Kumar Roy Chowdhury the predecessor of Ashim Kumar Roy Chowdhury and Rabindra Kumar Roy Chowdhury.

AND WHEREAS the said Alope Kumar Roy Chowdhury being dead his share devolved upon his two brothers Ashim Kumar Roy Chowdhury and Rabindra Kumar Roy Chowdhury as the said Alope Kumar Roy Chowdhury died as a Bachelor and unmarried.

AND WHEREAS accordingly .20 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.505 in the name of Ashim Kumar Roy Chowdhury.

AND WHEREAS accordingly .23 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.491 in the name of Nerode Lal Roy Chowdhury the predecessor of Smt. Para Roy Chowdhury and Smt. Shyamali Gupta.

AND WHEREAS accordingly .23 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.496 in the name of Saroj Kumar Roy Chowdhury the predecessor of Ila Roy Chowdhury, Kalidas Roy Chowdhury, Somnath Roy Chowdhury and Biswarup Roy Chowdhury.

AND WHEREAS accordingly .23 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.525 in the name of Nihar Lal Roy Chowdhury the predecessor of Smt. Maya Roy Chowdhury



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District Sub-Register-**II**  
Murshidabad (South)

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and Smt. Anusua Biswas.

AND WHEREAS accordingly .23 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.534 in the name of Chitta Ranjan Roy Chowdhury the predecessor of Smt. Sibani Roy Chowdhury and Smt. Sakti Roy Chowdhury.

AND WHEREAS accordingly .23 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.49 in the name of Monoranjan Roy Chowdhury the predecessor of Smt. Santa Roy Chowdhury, Sri Goutam Roy Chowdhury and Smt. Mala Deb.

AND WHEREAS accordingly 1.13 Decimals of land was recorded in Dag No.1002 under Khanda Khatian No.38 in the name of Sailendra Kumar Roy Chowdhury the predecessor of Sukumar Roy Chowdhury, Sisir Kumar Roy Chowdhury, Smt. Tapati Roy Chowdhury.

AND WHEREAS in the manner stated above a total area of 12.36 Decimals was recorded in Dag No.1002, under different Khanda Khatians as mentioned hereabove in Mouza-Rajapur.

AND WHEREAS by way of inheritance and as recorded owners the said Ashoke Kumar Roy Chowdhury, Dinak Kumar Roy Chowdhury, Romo Roy Chowdhury, Manasi Mitra, Lalit Kumar Roy Chowdhury, Smt. Nilima Roy Chowdhury, Smt. Tripti Bose, Smt. Supti Majumdar, Smt. Dipti Palit, Smt. Samapti Ghosh, Rabindra Kumar Roy Chowdhury, Alok Kumar Roy Chowdhury, Ashis Roy Chowdhury, Smt. Mira Roy Chowdhury, Smt. Shyameli Gupta, Smt. Ila Roy Chowdhury, Kalidas Roy Chowdhury, Somnath Roy Chowdhury, Biswajit Roy Chowdhury, Smt. Mayo Roy Chowdhury, Smt. Anusua Biswas, Smt. Sibani Roy Chowdhury, Smt. Sakti Roy Chowdhury, Smt. Santa Roy Chowdhury, Smt. Mala Deb, Goutam Roy Chowdhury, Sukumar Roy Chowdhury, Sisir Roy Chowdhury and Smt. Tapati Roy Chowdhury the predecessors of the present Vendors acquired the right, title and interest in the aforesaid property and enjoyed the same in khas as the said predecessors of



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Murshidabad (South)

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the present Vendors and their other co-vendors were enjoying the said property as Raiyat or Proja from 1861 before the abolition of Zamindari system under the then Landlord Zamindar Sri Kumar Bimal Chandra Singha and after the abolition of Zamindari system under the Govt. of West Bengal as the recorded Rayats in respect of the aforesaid property and paid the rents and taxes regularly.

(1) AND WHEREAS thereafter the Vendor Nos. 1 & 2 of these presents by an Indenture duly executed on 5th day of December, 1995 and registered on 5th day of December, 1996, at the office of the District Sub-Registrar III at Alinore and recorded in Book No. I and Deed No. 1253 purchased 47.2 Decimals of Sali land that is .33 Decimals of land comprising R.S. Dag No. 1002 appertaining to Khanda Khatian Nos. 491, 496, 538 & 526 and 14.2 Decimals of land comprising in R.S. Dag No. 1000 under Khanda Khatian Nos. 490, 498, 537 & 527 of the said Mouza-Pajarur from the then rightful owners Smt. Supti Majumder, Smt. Chhapati Ghosh, Sukumar Roy Chowdhury, Sisir Kumar Roy Chowdhury, Smt. Tapati Roy Chowdhury, Smt. Mira Roy Chowdhury, Smt. Shyamoli Gupta, Smt. Ila Roy Chowdhury, Kalidas Roy Chowdhury, Somnath Roy Chowdhury, Biswarup Roy Chowdhury at or for the Consideration mentioned therein.

AND WHEREAS again the Vendor Nos. 1 & 2 of these presents by an Indenture duly executed on 14th day of March, 1996 and registered on 13th day of August, 1996, at the office of the District Sub-Registrar III Alinore and recorded in Book No. I, and Deed No. 1253 purchased .33 Decimals of Sali land more or less fully described in the Schedule below comprising R.S. Dag No. 1002 under Khanda Khatian Nos. 487, 505, 511, 499, 528, 525, 534 & 493 of the said Mouza Pajarur from the then rightful owners Lalit Kumar Roy Chowdhury, Smt. Nilima Roy Chowdhury, Smt. Tripti Bose, Babindra Kumar Roy Chowdhury, Ashim Roy Chowdhury, Smt. Maya Roy Chowdhury, Smt. Anusua Biswas, Smt. Sakti Roy Chowdhury.





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District Sub-Register-~~Office~~  
24-Parganas (South)

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Smt. Santa Roy Chowdhury, Smt. Mala Das, Goutam Roy Chowdhury at or for the valuable Consideration mentioned therein.

AND WHEREAS thereafter the Vendor Nos.1 & 2 of these presents by an Indenture duly executed on 8th day of December, 1995 and registered on 18th day of December, 1995 at the office of the District Sub-Registrar III Alipore and recorded in Book No.1, Volume No.37, Pages 239 to 254, Being Deed No.1858, for the year 1995, purchased .34 Decimals of Sali land that is  $.27\frac{2}{5}$  Decimals of land comprising R.S.Dag No.1002 under Khanda Khatian Nos.484, 528 & 531 and  $.6\frac{3}{5}$  Decimals of land comprising R.S.Dag No.1030 under Khanda Khatian Nos.486, 527 & 530 of the said Mouza Rajapur from the then rightful owners Sri Ashoke Kumar Roy Chowdhury, Dipti Palit, Dipak Kumar Roy Chowdhury, Roma Roy Chowdhury, Manashi Mitra at or for the Consideration mentioned therein.

AND WHEREAS thereafter the Vendor No.1 & 2 of these presents by an Indenture duly executed on 10th day of December, 1995 and registered on 26th day of December, 1995 at the office of the District Sub-Registrar III Alipore and recorded in Book No.1, Volume No.36, Pages 311 to 326, Deed No.1904 for the year 1995, purchased .34 Decimals of Sali land more or less fully described in the Schedule below comprising R.S.Dag No.1002 under Khanda Khatian Nos.484 & 531 of the said Mouza Rajapur from the then rightful owners Sri Ashoke Kumar Roy Chowdhury, Sri Dipak Kumar Roy Chowdhury, Smt. Roma Roy Chowdhury and Manashi Mitra.

AND WHEREAS thereafter the Vendor Nos.1 & 2 of these presents by an Indenture duly executed on 12nd day of January, 1996 and registered on 22nd day of January 1996, at the office of the District Sub-Registrar III Alipore and recorded in Book No.2, Volume No.3, Pages 351 to 364, Being Deed No.117, for the year 1996, again purchased .23 Decimals of Sali land that is .21 Decimals of land comprising R.S.Dag No.1002 under Khanda Khatian No.531 and .2 Decimals of land comprising R.S.Dag No.



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Parganas (South)

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1030 under Khanda Khatian No.53C of the said Mouza-Rajapur from the then rightful owners Sri Dipak Kumar Roy Chowdhury, Smt. Roma Roy Chowdhury and Manashi Mitra at or for the Consideration mentioned therein.

AND WHEREAS by virtue of purchase by the aforesaid 5 (Five) Deeds the Vendors of these presents became the absolute owners of  $148\frac{2}{3}$  Decimals of Sali land in R.S.Dag No.1002 and .23 Decimals of land in R.S.Dag No.1030.

AND WHEREAS the Vendors are lawfully seized and possessed of or otherwise well and sufficiently entitled to the said land more fully described in the Schedule below having unfettered right, title and interest thereto and free from all charges, liens, lis-pendens, encumbrances and attachments whatsoever.

AND WHEREAS the Vendors herein with intent to sell, transfer and convey the said land divided the same into various small plots and declared for absolute sale of those plots and the Purchaser herein agreed to purchase one of such plots being Plot No.6, measuring 4 Cottahs 0 Chittacks 0 Sft., more or less fully described in the Schedule hereunder written free from all encumbrances at or for fixed price or Consideration of Rs.1,60,000/- ( Rupees One Lac Sixty thousand ) only and the Vendors considering the said price reasonable and acceptable also agreed to sell the said Plot No.6, fully described in the Schedule hereunder written to the Purchaser herein at the said Consideration.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement and in Consideration of the said sum of Rs.1,60,000/- ( Rupees One Lac Sixty thousand ) only paid by the Purchaser to the Vendors on or before the execution of these presents ( the receipt whereof the Vendors do and each of them do hereby admit and acknowledge ) and of and from the same and every part thereof do hereby acquit, release and forever discharge the Purchaser and the said land hereby intended to be conveyed they the Vendors do and each of



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**District Sub-Register-Office**  
**Murshidabad (South)**

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them doth hereby indefeasibly grant, sell, convey, transfer and assign unto the Purchaser A.1 That piece or parcel of land measuring 4 Cottahs 0 Chittack 0 Sft., more or less at Mouza-Rajapur, P.S.Kraba, Pargana-Khaspur, fully described in the schedule hereunder written and delineated in the Map or Plan annexed hereto and therein bordered RED being Plot No.6, (hereinafter referred to as the 'said Land') OR HOWSOEVER OTHERWISE the said land or any part thereof now is or are or heretofore was or were situated, butted, bounded, called, known, numbered, described and distinguished TOGETHER WITH all trees, plants, fences, ancient and other lights, paths, passages and all manner of rights, privileges, easements, advantages and appurtenances whatsoever to the said land or any part thereof belonging to or in anywise appertaining thereto or usually held, occupied or enjoyed therewith or reputed to belong or be 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 writings and evidences of title whatsoever relating to the said land or any part thereof which now are or at any time hereafter shall or may be in the custody, 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 and conveyed or expressed or intended as to be and every part thereof unto and to the use of the Purchaser absolutely and forever and the Vendors do and each of them doth hereby covenant with the Purchaser That Notwithstanding any act, deed or thing by the Vendors or their respective predecessors-in-title made done executed or knowingly suffered to the contrary they 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



28/11/97  
District Registrar  
P.O. Box 84 - Pailganj (South)



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 Purchaser in manner aforesaid And the Purchaser shall and may at all time hereafter reasonably 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 admitted, exonerated and released or otherwise by and at the cost and expenses of the Vendors well and sufficiently indemnified of from and against all and all manner of claims, charges, liens, costs, 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 them the Vendors shall and will from time to time and at all times hereafter at the request and costs of the Purchaser do and execute or cause to be done and executed all 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 Purchaser in manner aforesaid as shall or may be reasonably required. And the Purchaser shall or may get her name mutated in the Office of the Calcutta Municipal Corporation and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim and demand whatsoever or any person or persons lawfully or equitably claiming from under or in trust for the Vendors or any of their



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District Sub-Register-Office  
24-Parganas (South)

28/11/97



predecessors-in-title and that free and clear, freely and clearly and absolutely acquitted, exonerated, discharged, saved harmless and keep the Purchaser indemnified from or against all charges, estates, encumbrances created by the Vendors or any person or persons lawfully or equitably claiming as aforesaid.

FURTHER the Vendors and all person or persons having lawfully or equitably claiming any estate or interest into or upon the said land or any part thereof from under or in trust for the Vendors shall and will from time to time or at all times hereafter at the costs and request of the Purchaser do and execute or cause to be done and executed all such acts, deeds and things whatsoever for further better and more perfectly assuring and conveying the said land to and unto the said Purchaser as shall or may be reasonably require.

AND the Vendors do hereby declare that the Purchaser her successors, assigns, men, agents, workers are hereby permitted to use in perpetuity the 16'ft. Wide Common Road situated on the Western side of the said land with right to take electric cables, wires, tap water, gas, telephone etc., connections through the said 16'ft. Wide Common Road together with all sorts of easement rights thereto. And the Vendors also declare that the land hereby sold and fully described in the Schedule hereunder written has not been previously leased, mortgaged, sold nor in any way transferred by the Vendors and there is no charge, lien, lispendens or any attachment whatsoever. The land hereby sold is not subject to any litigation nor any case, suit or proceedings is pending before any Court of Law against the said land. And the Vendors sold the said land while having good, clear and marketable title therein and free from all encumbrances. The Vendors also declare that if any of the statements or covenants made hereinbefore by the Vendors is found to be false, untrue or any defect in title is detected hereafter the Vendors shall be ...



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**District Sub-Register Office  
24 Parganas (South)**

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liable for the same and the Vendors do hereby undertake to pay any such compensation for any loss or damages suffered by the Purchaser at any point of time in respect of this Sale Deed.

IF any error or omission is detected in this Deed in future the Vendors shall at the costs and request of the Purchaser do and execute or cause to be done and executed any Supplementary Deed or Deed of Rectification/Declaration as and when such occasion arises in future in favour of the Purchaser her successors and assigns.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of Sald land measuring 4 Cottahs 0 Chittack 0 Sft. be the same a little more or less lying and situate at Mouza-Rajapur, J.L.No. 23, P.S.No.14, under Collectorate's Touzi No.109, comprising C.S.Khatian No.10, R.S.Khatian No.11, under Khanda Khatian Nos.484, 531, 487, 528, 502, 499, 505, 491, 496, 525, 534, 493 & 538 appertaining to R.S.Dag No.1002, Police Station formerly Tollygunge at present Kasba, also lying within the local limits of the Calcutta Municipal Corporation/Jadavpur Unit, Ward No.109, Sub-Registry Office at Sealdah, District 24-Parganas South Together with right to take Electric, Tap water, Gas, Telephone etc., connections through the Road/Common Passage adjacent to the said Plot of land and situate on the West with all easement rights thereto and the said Plot of land is delineated in the Map or Plan annexed hereto and coloured by RED border lines, butted and bounded in the manner following :-

ON THE NORTH : R.S.Dag No.1002 (Part).  
ON THE SOUTH : R.S.Dag No.1002 (Part).  
ON THE EAST : R.S.Dag No.1002 (Part).  
ON THE WEST : 16'ft. Wide Road.

...

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District Sub-Register-Office  
24 Parganas (South)

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PROPORTIONATE rent of Rs. 2.00/- payable to the Collector,  
24-Parganas (South) for the State of West Bengal.

THE land hereby sold is utilised for Agriculture.

IN WITNESS WHEREOF the Parties have hereunto set and  
subscribed their respective hands and seals on the day, month  
and year first above written.

SIGNED & DELIVERED by the  
Vendors at Calcutta in the  
presence of :-



1) Benoy Das  
41 Avenue South  
Cal 35

2) Bala Datta  
P. O. M. Saha Rai  
Cal- 35

*S. S. S.*  
As the Constituted Attorney of  
the Vendor Nos. 1. Sri Partha Some  
and 2. Smt. Mahua Some.



*[Handwritten signature]*

**District Sub-Register-Office**  
**Murshidabad (South)**

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Memo of Consideration

RECEIVED from the Purchaser the within-mentioned sum of  
Rs. 1,60,000/- ( Rupees One Lac Sixty thousand ) only being the  
full Consideration Money as per Memo below :-

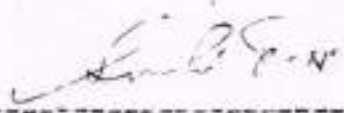
By Pay Order No. 823376, dated 27/11/37 ... Rs. 1,60,000.00  
on Syndicate Bank, Jadavpur Br.  
Calcutta.

( Rupees One Lac Sixty thousand ) only.

WITNESSES :-

1) Raney Sinha  
4 Avenue South  
Cal-33

2) S. S. Sinha  
P. O. M. Saha Rd  
Cal-33

  
-----  
As the Constituted Attorney of  
the Vendor Nos. 1. Sri Partha Some  
and 2. Smt. Mahua Some.

Drafted by me :

Alipore Police Court  
27/11/37  
Calcutta - 27.

Typed by :

Jayanta Sinha  
Jayanta Sinha  
Alipore Police Court  
Calcutta-27.



District Sub-Register-III  
24 Parganas (South)

28/11/97

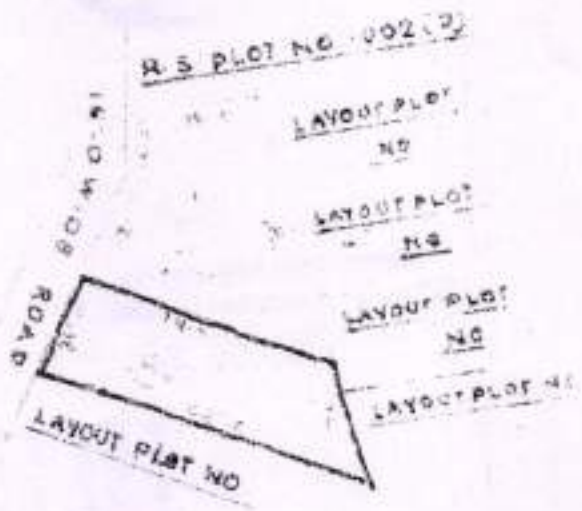
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SHOWING THE SITE PLAN OF R.S. PLOT NO. 002 (P)  
 MOUZA RAJAPUR JL. NO. 29 P.S. KASBA DIST. JALPAIGURI  
 H'S (S) UNDER CALCUTTA MUNICIPAL CORPORATION W.M.  
 NO. 109 SCALE - (1:600)

**SCHEDULE**

MOUZA	KHATAJAN NO.	P.S. PLOT NO.	LAYOUT PLOT NO.	AREA OF LAND
RAJAPUR JL. NO. 29		002 (P)	○	

**SOLD AREA (SOL. ...)**



*As Constituted by Romney for  
 Vendor Nos. (1) Partha Soma  
 (2) Mahua Soma.*

DRAWN BY

(SIGNATURE OF VENDOR)





District Sub-Register-III  
Alipor 24-Parganas (South)

76/11/82

Book No. ....  
Volume No. .... 114  
Page No. .... To 253  
Being No. .... 1535  
For the year 19... 92

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District Sub-Register-III  
Alipor 24-Parganas (South)  
9/8/2000

\*\*\*\*\*

DATED THIS THE 28TH DAY OF NOVEN

\*\*\*\*\*

DEED OF CONVEYANCE  
\*\*\*\*\*

M. D. E.  
\*\*\*\*\*

BETWEEN  
\*\*\*\*\*

- |    |                 |   |      |
|----|-----------------|---|------|
| 1) | SRI PARTHA SURE | Y |      |
|    | *****           | Y |      |
|    |                 | Y |      |
|    |                 | Y | VED  |
|    |                 | Y | **** |
| 2) | SMT. PAHIA K... | Y |      |
|    | *****           | Y |      |

M. D. E.  
\*\*\*\*\*

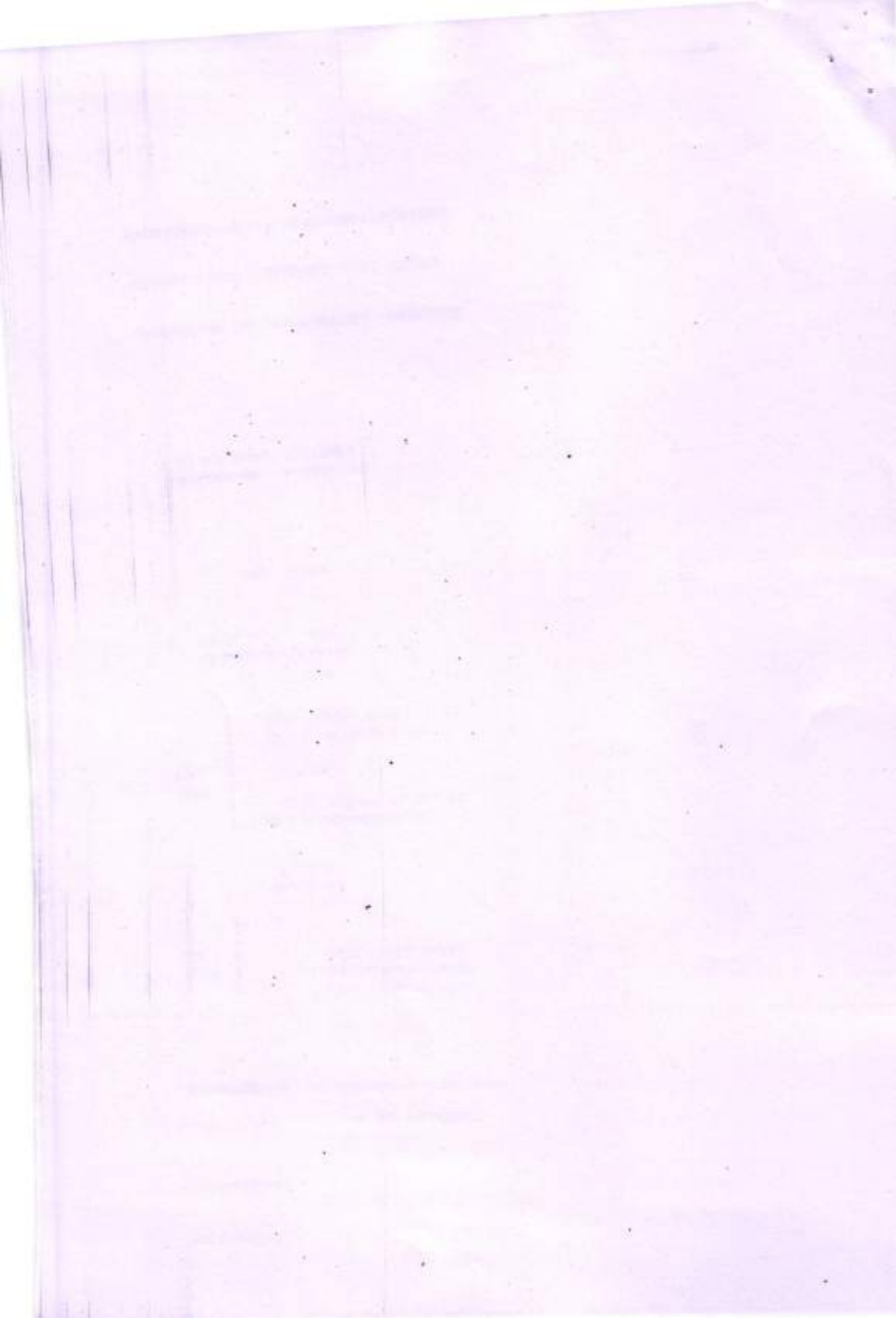
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\*\*\*\*\*

DRAFTED BY :

ADVOCATE

\*\*\*\*\*





DR. ...  
...



District Sub-Register-III  
Alipur 24-Parganas (South)  
28/11/97



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District Sub-Register-III  
Alipur 24-Parganas (South)  
9/8/2000

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