

12658

A-0-12150/19



পশ্চিমবঙ্গ পশ্চিম বাংলা WEST BENGAL

1576179/19

F 018358

30/9/19

I certify that the document is genuine and correct copy of the original and the same is attached with this document's are the part of this document.

*B. Banerjee*

Additional District Sub-Registrar  
Rajarhat New town, North 24-Pgs.

30 SEP 2019

**DEED OF CONVEYANCE**

THIS INDENTURE OF CONVEYANCE is made on this 30th September 2019

Cont..... P/2

-: 2 :-

BETWEEN

**1. AROBINDA NASKAR** (PAN- BIJPN3519H), **2. BUDDHISWAR NASKAR** (PAN - AQMPN8470F), both son of Late Hassyapada Naskar alias Hassyabardhan Naskar, **3. ARDHENDU NASKAR** (PAN- BPJPN0500F), **4. BANAMALI NASKAR** (PAN- BHZPN0814L), both son of Dukhiram Naskar alias Dukhlal Naskar, all by faith - Hindu, by Nationality Indian, by Occupation - Business, residing at Vill & P.O.- Chackpanchuria, P.S.- New Town, District - North 24 Parganas, Kolkata - 700156, hereinafter called and referred to as the **VENDORS** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their legal heirs, executors, administrators, representatives nominees and assigns) of the **ONE PART.**

**AND**

**SAHARSH PROJECTS PRIVATE LIMITED**, (PAN - AATCS8669P), having registered Office 171A, Ramesh Dutta Street, Shiva Heights, Ground Floor, P.O.- Bidon Street, P.S.- Burtola, Kolkata - 700006, represented by its Director **AYUSH AGRAWAL**, son of Mr. Brijesh Kumar Agrawal, having PAN Card No.- BGZPA7986D, by faith - Hindu, by Nationality Indian, by Occupation - Business, residing at 403/1 Dakshindari Road, T- 2, Flat No.- 10H, P.O.- Lake Town, P.S.- Lake Town, Kolkata - 700048, hereinafter called and referred to as the **PURCHASER** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their legal heirs, executors, administrators, representatives nominees and assigns) of the **OTHER PART.**

**WHEREAS :-**

- A. One Hassyabardhan Naskar alias Hassyapada Naskar, son of Late Bihari Naskar was the absolute owner and possessor of shali land measuring 2.73 decimal out of 41 decimal in R.S. Dag No.- 1062, under R.S. Khatian No.- 78, lying at Mouza- Chackpanchuria, J.L. No.- 33, Hal Touzi No.- 10 within

Cont..... P/3

the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North 24 Parganas.

- B. That the said Hassyabardhan Naskar alias Hassyapada Naskar while seized and possessed of the plots of land measuring an area 2.73 decimal out of 41 decimal in R.S. Dag No.- 1062, under R.S. Khatian No.- 78, lying at Mouza- Chackpanchuria, J.L. No.- 33, Hal Touzi No.- 10 within the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North 24 Parganas.
- C. That the said Hassyabardhan Naskar alias Hassyapada Naskar died behind his Three sons, namely - Late Satish Nskar, Arobinda Naskar and Buddhiswar Naskar. In view of the above and in accordance with the provisions as enshrined under Section 8 of the Hindu Succession Act, 1956 the said Satish Nskar, Arobinda Naskar and Buddhiswar Naskar became joint owners of ALL THAT piece and parcel of land area of 2.73 decimal comprised with portions of R.S. Dag No.- 1062 corresponding to L.R. Dag No.- 1062, under R.S. Khatian No.- 78, under Mouza - Chackpanchuria, J.L. No.- 33, P.S. - Rajarhat now present New Town, Block - Rajarhat, Kolkata - 700156 within the limits of Patharghata Gram Panchayat under ADSR Rajarhat, District North 24 Parganas.
- D. One Dukhiram Naskar alias Dukhlal Naskar, son of Late Bihari Naskar was the absolute owner and possessor of shali land measuring 2.73 decimal out of 41 decimal in R.S. Dag No.- 1062, under R.S. Khatian No.- 78, lying at Mouza- Chackpanchuria, J.L. No.- 33, Hal Touzi No.- 10 within the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North 24 Parganas.
- E. That the said Dukhiram Naskar alias Dukhlal Naskar while seized and possessed of the plots of land measuring an area 2.73 decimal out of 41 decimal in R.S. Dag No.- 1062, under R.S. Khatian No.- 78, lying at Mouza-

Chackpanchuria, J.L. No.- 33, Hal Touzi No.- 10 within the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North 24 Parganas.

- F. That the said Dukhiram Naskar alias Dukhlal Naskar died behind his Four sons and One daughters, namely - Arhendu Naskar, Banamali Naskar, Amal Naskar, Khitish Naskar and Lakhirani Mondal.
- G. In view of the above and in accordance with the provisions as enshrined under Section 8 of the Hindu Succession Act, 1956 the said Arhendu Naskar, Banamali Naskar, Amal Naskar, Khitish Naskar and Lakhirani Mondal became joint owners of ALL THAT piece and parcel of land area of 2.73 decimal (be the same, a little more or less) comprised with portions of R.S. Dag No.- 1062 corresponding to L.R. Dag No.- 1062, under R.S. Khatian No.- 78, under Mouza - Chackpanchuria, J.L. No.- 33, P.S. - Rajarhat now present New Town, Block - Rajarhat, Kolkata - 700156 within the limits of Patharghata Gram Panchayat under ADSR Rajarhat, District North 24 Parganas (hereinafter referred to as the Property which particularly described in the Schedule hereunder written).
- H. That the said **Amal Naskar** had got shali land measuring 0.55 decimal out of 41 decimal from his father (Dukhiram Naskar alias Dukhlal Naskar) inheritance in R.S.& L.R. Dag no.- 1062, and they gift or transfer the afrosaid plot of shali land measuring 0,55 decimal in favour of his brother Banamali Naskar (Vendor No.- 4 herein) on 30.09.2019, being No.- 12096 in the year 2019 under ADSR Office Rajarhat New Twon. North 24 Parganas.
- I. That all the vendors are jointly seized and possessed of the aforesaid plot of land peacefully, freely, absolutely without any interruptions from any corners whatsoever by paying rents and taxes to the proper authority as absolute owner free from all encumbrance and more fully particularly described in

the schedule hereunder written and the Doners have absolute power of ownership and has/have every right to transfer to anybody by any way.

AND WHEREAS the vendors No.- 1 and 2 (herein) have agreed to sell the **1.82 (One Satak Eighty Two Satangsha) decimal** of land out of 41 decimal under Schedule No.- A and the vendors No.- 3 and 4 (herein) have agreed to sell the **1.65 (One Satak Sixty Five Satangsha) decimal** of land out of 41 decimal under schedule No. - B to the Purchaser **SAHARSH PROJECTS PRIVATE LIMITED** have agreed to purchase the said plot of Shali land measuring an area 3.47 Dicimal more or less together with easement rights fully described in the Schedule hereunder written for the Total consideration of **Rs. 14,67,028/-** (Rupees Forteen Lakhs Sixty Seven Thousand Twenty Eight) Only.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the said sum of **Rs. 14,67,028/-** (Rupees Forteen Lakhs Sixty Seven Thousand Twenty Eight) Only paid by the Purchaser to the vendors on or before the execution of these presents the receipt whereof vendors doth hereby as well as by the receipt hereunder in the memo of consideration admit and acknowledge and free the same for ever acquitted released discharged and exonerate the purchaser as well as the said land intended to be hereby granted and conveyed and the vendor doth hereby as the absolute owner and being in use occupation possession and enjoyment of the said land measuring an area 3.47 Decimal of land more or less grant convey transfer assign and assure unto and the purchaser ALL THAT piece of parcel of land measuring an area 3.47 Decimal more or less out of 41 decimal, situated at Mouza- Chackpanchuria, R.S. & L.R. Dag No.- 1062, lying at Mouza - Chackpanchuria, J.L. No.- 33, at present Touzi No.- 10 (Hal), within the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North

24 Parganas, Additional District Sub Registrar Office Rajarhat more fully described in the schedule hereunder written fully enjoy the benefit of passage ways, underground water ways, or drainage system, electric lines, telephone lines all rights liberties all manner or easements and appurtenances belonging and all the states rights, title and interest property claim and demand whatsoever of the Vendor unto set out of and upon and the said piece or parcel of land hereby conveyed unto the Purchaser In FURTHER persuasion of the said agreement and consideration TO HAVE AND TO HOLD the said piece of parcel of land herein comprised and hereby granted, conveyed, transferred and assigned or intended to be so unto the purchaser absolutely and forever free from all encumbrances the vendor doth hereby conveyed with the Purchaser that interest which the Vendors possess and to transfer, subsist and they have good right full power absolute authority, indefeasible title to grant convey, transfer, assigned and assure said piece or parcel of land, manner as aforesaid AND the said piece or parcel of land shall quietly and peaceably entered into and held and enjoyed possessed absolutely and the rents issues and profits received there from by the Purchaser without interruption claim and demand by the Vendors and without any lawful eviction disturbances or interruption by any other person or persons whatsoever AND the said piece or parcel of land hereby conveyed and transferred unto the Purchaser is free from all encumbrances and discharged from or otherwise by the Vendor sufficiently indemnified against all and all manner of encumbrances claims and demands whatsoever created occasioned or made by the Vendor of any of their predecessors in interest of any person or persons whatsoever AND the Vendors and every person or persons having or lawful claiming any easement right, title and interest into or upon the said piece or parcel of land hereby sold, conveyed and transferred unto the Purchaser or any part thereof.

THE VENDORS DO HEREBY COVENANT WITH THE PURCHASERS AS UNDER :-

1. That free and clear and freely and clearly and absolutely acquitted exonerate and release or otherwise by and at the cost and expenses of the Vendors are and sufficiently entitled and saved defended kept harmless and other easement rights title claim mortgage liens lispendences, attachments whatsoever.
2. That the Purchasers shall hereinafter peacefully and quietly possess and enjoy the said property in khas without any claim or demand whatsoever from the Vendors or their legal heirs, executors, administrators, representatives, nominees and assigns.
3. That no notice issued under the public demand recovery act has been served on the Vendors nor any such notice has been published.
4. That the land fully described in the schedule below stands retained by the Vendor through operation of family ceiling as envisaged in chapter II-B, West Bengal Land Reforms Act.
5. That the said land or any part or portion thereof or under any interest therein has not vested in and/or is neither acquired nor any notice has been served under the State of West Bengal Acquisition Act. 1956 or statutory modification thereof or under the Urban Land (Ceiling & Regulations) Act. 1976 or any other law for the time being in force.
6. It is hereby declared by the Vendor that the said land which described in the schedule hereinafter written is the self acquired property of the Vendors and that they are not the benamder of any one.
7. It is hereby declared that the said Purchasers have the absolute right to mutate their name in respect of the present purchased land.
8. All the taxes land revenue and impositions payable in respect of the said property up to date of these presents have been fully paid by the Vendors

and if any portion of such taxes levies impositions etc. be found to have remained unpaid for the period up to date the same shall be deemed to be the liability of the Vendors and realizable from the Vendor.

9. It is hereby declared by the Vendors that the said land is absolutely free from all encumbrances and that is not the benamdar of anyone and the same is not the DEBATTOR or PIROTTOR property or is not subject matter of any court case or not any litigation from any corners whatsoever.
10. That the Vendors have not yet taken any loan or financial benefits from any Bank or Financial Institutions or any corners in respect of the schedule mentioned land.

It is transpired that the said property hereby sold, conveyed and transferred and assigned by the Vendor, if not free from all encumbrances as herein covenant, the Vendors shall be bound to refund to the Purchaser, the full consideration money paid hereunder together with cost of the stamp and registration charges incurred with 18% interest pay by the Purchasers herein and if any mistake shall shown in this deed, that will be rectified by the Vendors without any claim or demand at the cost of the purchaser. **AND** the Vendors herein delivers this day khas possession of the said land unto the Purchasers herein.

**THE SCHEDULE - 'A' OF THE PROPERTY ABOVE REFERRED TO:**

ALL THAT piece or parcel of plot of Shali land measuring an area of **1.82 (One Satak Eighty Two Satangsha) decimal** more or less out of 41 decimal, in share 444, in **R.S. & L.R. Dag No.- 1062**, under R.S. & L.R. Khatian No.- 78, land lying at **Mouza -Chackpanchuria**, J.L. No.- 33, at present Touzi No.- 10 (Hal), within the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North 24 Parganas, Pargana Kolkata, under



A.D.S.R. Office Rajarhat, in the District of North 24 Parganas, in the State of West Bengal. The said land sold or transferred only Vendor No.- 1 and 2. Description of the sold land are given below :-





R.S.& L.R. Plot No.	Vendor	Sold Area
1062	Arobinda Naskar	0.91 Decimal
1062	Buddhiswar Naskar	0.91 Decimal
Total area of land (more or less)		<b>1.82 Decimal</b>

**THE SCHEDULE - 'B' OF THE PROPERTY ABOVE REFERRED TO:**

ALL THAT piece or parcel of plot of Shali land measuring an area of **1.65 (One Satak Sixty Five Satangsha) decimal** more or less out of 41 decimal, in share 400, in **R.S. & L.R. Dag No.- 1062**, under R.S. & L.R. Khatian No.- 78, land lying at **Mouza -Chackpanchuria**, J.L. No.- 33, at present Touzi No.- 10 (Hal), within the local limits of Patharghata Gram Panchayat, within the jurisdiction of New Town Police Station, in the District of North 24 Parganas, Pargana Kolkata, under A.D.S.R. Office Rajarhat, in the District of North 24 Parganas, in the State of West Bengal. The said land sold or transferred only Vendor No.-**3** and 4. Description of the sold land are given below :-

R.S.& L.R. Plot No.	Vendor	Sold Area
1062	Ardhendu Naskar	0.55 Decimal
1062	Banamali Naskar	1.10 Decimal
Total area of land (more or less)		<b>1.65 Decimal</b>

it is clearly stated herein that the vendor herein sold and conveyed the land measuring **3.47 Decimal** more or less in favour of the purchaser herein and the said land is butted and bounded as under :-

- On the North by  Land of Saharsh Projects Private Limited
- On the South by  Land of Amarnath Nirman Pvt. Ltd.
- On the East by  Land of Amarnath Nirman Pvt. Ltd.
- On the West by  Land of Amarnath Nirman Pvt. Ltd.

In witness where of the Vendors have hereunto set and subscribed their hands and seals after going through the contents of this deed of conveyance on 30th September 2019.

SIGNED SEALED AND DELIVERED

by the vendors at Kolkata in Presence

৬৬টা ৭/৭/১৯

1. Mritunjay Naskar  
Son of Banamali Naskar  
vill+p.o.-Chakparchuria  
P.S-New Town  
KOL-156
2. Radip Naskar  
S/O. Arabinda Naskar  
vill+p.o.-Chakparchuria  
P.S. NEW TOWN.  
KOL-700156.

1.

2.

3.

4.

Lti Ardhendu Naskar  
By the pen of Mritunjay Naskar

Lti Banamali Naskar  
By the pen of Mritunjay Naskar

SIGNATURE OF THE VENDORS

SAHARSH PROJECTS PRIVATE LIMITED  
*[Signature]*  
Director

SIGNATURE OF THE PURCHASER

Deed read over and explained  
by me :-

*Mritunjay Naskar*


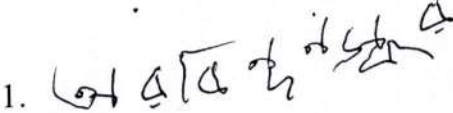
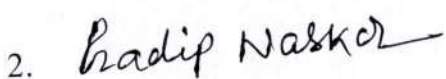
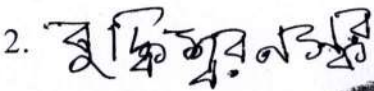

MEMO OF CONSIDERATION

D.D/Cheque No.	Dated	Draw Bank/Branch	Amount (Rs.)
591846	30.09.19	ICICI Bank - Vivekananda Road	3,86,060/-
591847	30.09.19	ICICI Bank - Vivekananda Road	3,86,060/-
591848	30.09.19	ICICI Bank - Vivekananda Road	2,31,636/-
591849	30.09.19	ICICI Bank - Vivekananda Road	4,63,272/-
Total			14,67,028/-

595 No 40 D.D. 5/19

Received Forteen Lakhs Sixty Seven Thousand Twenty Eight Rupees Only.

Witnesses :

1. Mritunjay Naskar  1. 
2. Pradip Naskar  2. 
3. Lt. Ardhendu Naskar  
By the pen of Mritunjay Naskar 

Deed Prepared by



4. Lt. Banamali Naskar  
By the pen of Mritunjay Naskar

Identified by me  
Saumyabrata Roy  
Advocate

SIGNATURE OF THE VENDORS

Saumyabrata Roy  
Advocate

Enrolment No. W.B. 1050 2010

Computer Composed :-

Subrata Mukherjee

Subrata Mukherjee  
Shikharpur, Rajarhat, Kol- 135







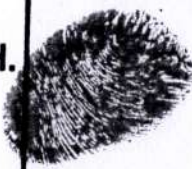




ATURE OF THE  
PRESENTANT /  
EXECUTANT / SALLER/  
BUYER/CAIMENT  
WITH PHOTO

# UNDER RULE 44A OF THE I.R. ACT 1908

N.B. - LH BOX- SMALL TO THUMB PRINTS  
R.H. BOX - THUMB TO SMALL PRINTS

 <i>Ayush Ag</i>	LH					
	RH.					

ATTESTED :- *Ayush Ag*

 <i>बलराज नरसिंह</i>	LH					
	RH.					

ATTESTED :- *बलराज नरसिंह*

 <i>बुद्धि श्रव नरसिंह</i>	LH.					
	RH.					

ATTESTED :- *बुद्धि श्रव नरसिंह*












SIGNATURE OF THE  
PRESENTANT /  
EXECUTANT / SALLER/  
BUYER/CAIMENT  
WITH PHOTO

# UNDER RULE 44A OF THE I.R. ACT 1908

N.B. -

LH BOX- SMALL TO THUMB PRINTS

R.H. BOX - THUMB TO SMALL PRINTS

	LH					
	RH					

*Lt. Ardhendu Naskar  
By the pen of  
Mritunjay Naskar*

**ATTESTED :-**



*Lt. Ardhendu Naskar  
By the pen of Mritunjay Naskar*


	LH					
	RH					

*Lt. Banamali Naskar  
By the pen of  
Mritunjay Naskar*

**ATTESTED :-**



*Lt. Banamali Naskar  
By the pen of Mritunjay Naskar*

	LH					
	RH					

**ATTESTED :-**

Govt. of West Bengal

Department of Registration & Stamp Revenue  
e-Challan

008056583-1

Payment Mode Online Payment

2019 14:16:38

Bank : State Bank of India

007359494

BRN Date: 30/09/2019 14:18:07

DEPOSITOR DETAILS

Id No. : 15230001576179/4/2019

[Query No./Query Year]

Name : SAHARSH PROJECT PVT LTD  
Contact No. : Mobile No. : +91 9875689727  
E-mail :  
Address : 171A RAMESH DUTTA STREET KOL 6  
Applicant Name : Mr P Saha  
Office Name :  
Office Address :  
Status of Depositor : Buyer/Claimants  
Purpose of payment / Remarks : Sale, Sale Document Payment No 4

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	15230001576179/4/2019	Property Registration- Stamp duty	0030-02-103-003-02	99120
2	15230001576179/4/2019	Property Registration- Registration Fees	0030-03-104-001-16	20834
<b>Total</b>				<b>119954</b>
In Words :	Rupees One Lakh Nineteen Thousand Nine Hundred Fifty Four only			

### Major Information of the Deed




Deed No :	I-1523-12150/2019	Date of Registration	30/09/2019
Query No / Year	1523-0001576179/2019	Office where deed is registered	
Query Date	30/09/2019 10:28:38 AM	A.D.S.R. RAJARHAT, District: North 24-Parganas	
Applicant Name, Address & Other Details	P Saha Bhogali, District : South 24-Parganas, WEST BENGAL, PIN - 700135, Mobile No. : 9875689727, Status :Deed Writer		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 14,67,028/-	Rs. 20,82,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 1,04,120/- (Article 23)	Rs. 20,834/- (Article:A(1), E)		
Remarks			

#### Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Chakpanchuria, JI No: 33, Pin Code : 700156

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-1062 (RS -1062 )	LR-78	Bastu	Shali	1.82 Dec	7,72,120/-	10,92,000/-	
L2	LR-1062 (RS -1062 )	LR-78	Bastu	Shali	1.65 Dec	6,94,908/-	9,90,000/-	
<b>TOTAL :</b>					<b>3.47Dec</b>	<b>14,67,028 /-</b>	<b>20,82,000 /-</b>	
<b>Grand Total :</b>					<b>3.47Dec</b>	<b>14,67,028 /-</b>	<b>20,82,000 /-</b>	

#### Seller Details :



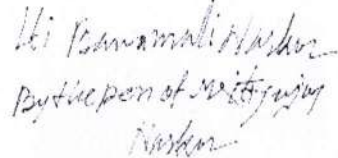
SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Mr Arobinda Naskar</b> Son of Late Hassyapada Naskar Executed by: Self, Date of Execution: 30/09/2019 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office			
		30/09/2019	LTI 30/09/2019	30/09/2019
Chackpanchuria, P.O:- Chackpanchuria, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700156 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BIJPN3519H, Aadhaar No: 81xxxxxxxx9641, Status :Individual, Executed by: Self, Date of Execution: 30/09/2019 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office				

Name	Photo	Finger Print	Signature
<b>Mr Buddhiswar Naskar</b> Son of Late Hassyapada Naskar Executed by: Self, Date of Execution: 30/09/2019 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office			
30/09/2019		LTI 30/09/2019	30/09/2019

Chackpanchuria, P.O:- Chackpanchuria, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700156 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AQMPN8470F, Aadhaar No: 98xxxxxxxx0659, Status :Individual, Executed by: Self, Date of Execution: 30/09/2019  
 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office

Name	Photo	Finger Print	Signature
<b>Mr Ardhendu Naskar (Presentant)</b> Son of Late Dukhiram Naskar Executed by: Self, Date of Execution: 30/09/2019 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office			
30/09/2019		LTI 30/09/2019	30/09/2019

Chackpanchuria, P.O:- Chackpanchuria, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700156 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BPJPN0500F, Aadhaar No: 80xxxxxxxx3181, Status :Individual, Executed by: Self, Date of Execution: 30/09/2019  
 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office

Name	Photo	Finger Print	Signature
<b>Mr Banamali Naskar</b> Son of Late Dukhiram Naskar Executed by: Self, Date of Execution: 30/09/2019 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office			
30/09/2019		LTI 30/09/2019	30/09/2019




Chackpanchuria, P.O:- Chackpanchuria, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700156 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BHZPN0814L, Aadhaar No: 85xxxxxxxx3394, Status :Individual, Executed by: Self, Date of Execution: 30/09/2019  
 , Admitted by: Self, Date of Admission: 30/09/2019 ,Place : Office



**Buyer Details :**

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Saharsh Projects Private Limited</b> 171A Ramesh Dutta Street, Shiva Heights, Ground Fl, P.O:- Bidon Street, P.S:- Burtola, District:-Kolkata, West Bengal, India, PIN - 700006 , PAN No.:: AATCS8669P, Aadhaar No: 33xxxxxxx6122, Status :Organization, Executed by Representative

**Representative Details :**

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Mr Ayush Agrawal</b> Son of Mr Brijesh Kumar Agrawal Date of Execution - 30/09/2019, , Admitted by: Self, Date of Admission: 30/09/2019, Place of Admission of Execution: Office	 Sep 30 2019 9:17PM	 LTI 30/09/2019	 30/09/2019
403/1 Dakshindari Road, T-2, Flat No.- 10H, P.O:- Lake Town, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700048, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BGZPA7986D, Aadhaar No: 33xxxxxxx6122 Status : Representative, Representative of : Saharsh Projects Private Limited (as as Director)				

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Mrityunjay Naskar</b> Son of Mr Banamali Naskar Chackpanchuria, P.O:- Chackpanchuria, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700156	 30/09/2019	 30/09/2019	 30/09/2019

Identifier Of Mr Arobinda Naskar, Mr Buddhiswar Naskar, Mr Ardendu Naskar, Mr Banamali Naskar, Mr Ayush Agrawal

**Transfer of property for L1**

SI.No	From	To. with area (Name-Area)
1	Mr Arobinda Naskar	Saharsh Projects Private Limited-0.91 Dec
2	Mr Buddhiswar Naskar	Saharsh Projects Private Limited-0.91 Dec

**Transfer of property for L2**

SI.No	From	To. with area (Name-Area)
1	Mr Ardendu Naskar	Saharsh Projects Private Limited-0.55 Dec
2	Mr Banamali Naskar	Saharsh Projects Private Limited-1.1 Dec

**Endorsement For Deed Number : I - 152312150 / 2019**

**On 30-09-2019**

**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 : 23 of Indian Stamp Act 1899.

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

Presented for registration at 20:12 hrs on 30-09-2019, at the Office of the A.D.S.R. RAJARHAT by Mr Ardhendu Naskar, one of the Executants.

**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 20,82,000/-

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

Execution is admitted on 30/09/2019 by 1. Mr Arobinda Naskar, Son of Late Hassyapada Naskar, Chackpanchuria, P.O. Chackpanchuria, Thana: New Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Hindu, by Profession Business, 2. Mr Buddhiswar Naskar, Son of Late Hassyapada Naskar, Chackpanchuria, P.O. Chackpanchuria, Thana: New Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Hindu, by Profession Business, 3. Mr Ardhendu Naskar, Son of Late Dukhiram Naskar, Chackpanchuria, P.O. Chackpanchuria, Thana: New Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Hindu, by Profession Business, 4. Mr Banamali Naskar, Son of Late Dukhiram Naskar, Chackpanchuria, P.O. Chackpanchuria, Thana: New Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Hindu, by Profession Business

Indetified by Mr Mrityunjay Naskar, , , Son of Mr Banamali Naskar, Chackpanchuria, P.O: Chackpanchuria, Thana: New Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Hindu, by profession Business

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

Execution is admitted on 30-09-2019 by Mr Ayush Agrawal, as Director, Saharsh Projects Private Limited (Private Limited Company), 171A Ramesh Dutta Street, Shiva Heights, Ground Fl, P.O:- Bidon Street, P.S:- Burtola, District:- Kolkata, West Bengal, India, PIN - 700006

Indetified by Mr Mrityunjay Naskar, , , Son of Mr Banamali Naskar, Chackpanchuria, P.O: Chackpanchuria, Thana: New Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Hindu, by profession Business

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 20,834/- ( A(1) = Rs 20,820/- ,E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 20,834/-

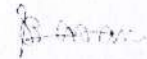
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 30/09/2019 2:18PM with Govt. Ref. No: 192019200080565831 on 30-09-2019, Amount Rs: 20,834/-, Bank: State Bank of India ( SBIN0000001), Ref. No. CKK7359494 on 30-09-2019, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 1,04,120/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 99,120/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 5195, Amount: Rs.5,000/-, Date of Purchase: 27/09/2019, Vendor name: M Dutta Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 30/09/2019 2:18PM with Govt. Ref. No: 192019200080565831 on 30-09-2019, Amount Rs: 99,120/-, Bank: State Bank of India ( SBIN0000001), Ref. No. CKK7359494 on 30-09-2019, Head of Account 0030-02-103-003-02



**Sanjoy Basak**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. RAJARHAT**  
**North 24-Parganas, West Bengal**

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

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being No 152312150 for the year 2019.



Digitally signed by SANJOY BASAK  
Date: 2019.10.31 10:18:51 +05:30  
Reason: Digital Signing of Deed.

(Sanjoy Basak) 31-10-2019 10:11:41 AM  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. RAJARHAT  
West Bengal.

**(This document is digitally signed.)**