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10813

3000Rs



Stampable under Regn. Act
 of the
 West Bengal (S.I.) of the
 Act 1956, duly
 stamped (from stamp-
 book) under the Indian Stamp
 Act, 1899 as amended in 1964,
 Schedule I A No. 23
 Process Fee 4.50
 sold to G. V. S.

A 409.50
 H 25.00
 M (b) 4.00
 438.50

10) 50/-
 12) 12/-
 62/-



Banerjee
 42000/-
 23

A 409.50
 H 25.00
 M (b) 4.00
 438.50

for
 Registrar of S.T. (M)
 West Bengal, 24-Paraganas
 16/8/84

THIS INDENTURE made this 14th day of August One
 Thousand Nine Hundred and Eighty-Four BETWEEN LILY
BANERJEE wife of Ahibhusan Banerjee by Caste Brahmin by
 religion Hindu by occupation House-wife of No. 6-A, Ratan
 Neogi Lane, in the town of Calcutta-700 004 hereinafter
 called "the VENDOR" (which expression shall unless exclu-
 ded by or there be something repugnant to the subject or
 context be deemed to include her heirs executors adminis-
 trators and representatives) of the ONE PART AND THE BENGAL
ROPE WORKS PRIVATE LIMITED a Limited Company having its
 Registered Office at No. 4, Synagogue Street in the town
 of Calcutta hereinafter called "the PURCHASER" (which

expression.....

8/5/98

3869
 Bengal Paper Works (P) Ltd.
 by Synagogue St
 Cal
 Treasury
 7-7-1884



3000
 16th
 August 1884

at the private residence of 18/A, Raja Manindra
 Road, P.S. Parkpara Cal 2

at the office of the Registrar
 at the residence of the
 Attorney for
 Executive / Claimant under
 Power of attorney No
 of 18 authenticated by

Rely Banerjee
 Son / Wife
 of 18/A, Raja Manindra Road,
 Thana Parkpara
 District 24 Parganas Cal 1
 by Oath / Hindu / Muslim
 by profession H. wife

134
 14-Parganas

X Rely Banerjee

Rely

Balai Kumar Nandi
 Son / Wife
 of 6, Old Post Office St
 District 24 Parganas Cal 1
 by Oath / Hindu / Muslim
 by profession

vep
 952

X Rely Banerjee

Balai Kumar Nandi

134
 14-Parganas

Rely



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expression shall unless excluded by or there be something repugnant to the subject or context be deemed to include its successor or successors-in-interest and assigns) of the OTHER PART :

WHEREAS by a Bengali Deed of Sale dated the 5th day of February, 1958 registered in Book No. I, Volume No.12, Pages 235 to 238, Being No. 760, for the year 1958 with the Sub-Registrar of Barasat the Vendor's sister-in-law Sm. Nirupama Banerjee purchased from one Asit Kumar Ghosal All That the piece or parcel of agricultural land mentioned in the Schedule to the said Deed ;

AND WHEREAS by another Bengali Deed of Sale registered in Book No. I, Volume No. 51, Pages 192 to 194, Being No. 5752 with the Sub-Registrar of Barasat the Vendor's

said

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Bengal Rope Works (P) Ltd

H. Sympson St

Calcutta

7.7.54

on

C	3000
C	500
C	500
C	400
C	200
C	100
<hr/>	
	3500



Signature of P. P. P.
 Director, P. P. P.

16/8/54



- 3 -

said sister-in-law purchased two plots of agricultural land from one Panchanan Ghosh as mentioned in the Schedule to the said Deed of Sale ;

AND WHEREAS by a Bengali Bantannama dated the 19th day of April 1967, registered in Book No. I, Volume No. 62, Pages 259 to 267, Being No. 5417 for the year 1967 with the Sub-Registrar Barasat the properties which were purchased by the Vendor's said sister-in-law Sm. Nirupama Banerjee for herself and her other two sister-in-law viz. the Vendor herein and Sm. Snehalata Banerjee the agricultural lands within Village Doktola No.2 Barasat Panchayat Samity in Ganganagore Gram Panchayat mentioned in the said three Sale Deeds aforesaid as also in the Schedule "Ka" to the said Bantannama were partitioned between them in the manner - - mentioned therein and the Vendor herein was allotted the agricultural land mentioned in Schedule "Gha" to the said Deed and also set out in the Schedule thereunder written

and ...

3869
 Bengal Pipe Works (I) Ltd
 4, Synagogue St
 Calcutta
 Treasury
 7-7 1887

₹ 3000/-
 ₹ 500/-
 ₹ 500/-
 ₹ 600/-
 ₹ 200/-
 ₹ 100/-
 3500/-



Registrar of Companies
 Calcutta
 16/8/07



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and bordered "Green" and the common passage belonging to all the three parties to the Deed mentioned in Schedule "Coah" therein and set out in the Second Schedule thereunder written ;

AND WHEREAS the Vendor thus became the sole and absolute owner in respect of 3 Cottahs 7 Chittacks and 24 Square feet in Dag No. 1155 ; 2 Bigha 16 Cottahs 4 Chittacks and 8 Sq. feet in Dag No. 1160 aggregating 2 Bighas 19 Cottahs 11 Chittacks and 32 Square feet marked as "C" "CI" mentioned in the said Bantannama in the Map or Plan Together With the rights over and under the said common passage and all easements rights appertaining thereto as shown in the Map or Plan annexed thereto and the common passage being shown in "Green" colour and butted and bounded in the manner following that is to say - On the East by Dag No. 1155 and Land at Plot B1; On the West by land at Dag No. 1161 and land at Plot B ; On the

North...

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Bengal Rope Works (P) Ltd.
by Sympson & Co
Ed
Calcutta C.
7-7-84

₹ 3000
₹ 500
₹ 500
₹ 200
₹ 200
₹ 100

₹ 3500



Registrar of Companies
No. 24, Park Street

16/8/84



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North by Land at Dag No. 1155 ; and On the West by common passage ;

AND WHEREAS the Purchaser being a tenant for a long time at a monthly rental of Rs. 320/- under the Vendor in respect of the said land containing 2 Bighas 19 Cottahs 11 Chittacks and 32 Square feet be the same a little more or less ;

AND WHEREAS the Vendor has entered into an Agreement with the Purchaser for sale of the said 2 Bighas 19 Cottahs 11 Chittacks and 32 Square feet of agricultural land Together With the right over and under the common passage more fully and particularly mentioned and described in the Schedule hereunder written and also shown in the Map or Plan annexed hereto and thereon bordered "RED" - Together With right over the common passage on the South being shown as common passage free from all encumbrances whatsoever at or for the price of Rs. 42,000/- (Rupees Forty-two thousand) only and hereinafter referred to as "the

said

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Beugal Rope Works (P) Ltd.
4, Synagogue St.
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Signature

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Registrar of Companies
Bangalore, 14, Petpet
16/8/07



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said lands".

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement and in consideration of the said sum of Rs.42,000/- (Rupees forty-two thousand) only to the Vendor paid by the Purchaser on or before the execution of these presents (the receipt whereof the Vendor doth hereby admit and acknowledge and of and from the same and every part thereof the Vendor doth hereby admit and acknowledge acquit release and discharge the Purchaser and the said lands she the Vendor doth hereby sell grant convey transfer - assign and assure unto the Purchaser ALL THAT the said agricultural land mentioned in the Schedule hereunder written and shown in the Map or Plan hereto annexed and thereon bordered "RED" and the rights over the common passage on the South as shown in the Map or Plan annexed hereto TOGETHER WITH all areas sewers drains gardens trees fences ditches ways waters water-courses liberties -- privileges easements and appurtenances whatsoever thereunto belonging or held or occupied therewith AND ALL the estate...

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 Bengal Rope Works (P) Ltd.
 11, Synagogue St.
 Calcutta
 Treasury
 7.7.18

Ar
 Treasurer

₹ 3000
 ₹ 500
 ₹ 500
 ₹ 500
 ₹ 200
 ₹ 100

 3593/-



Registrar of Companies
 Calcutta, 14, Dergha
 16/8/18

estate right title interest claim and demand whatsoever of the Vendor in to upon or in respect of the said lands and every part thereof AND all deeds pattas writings muniments and evidences of title relating thereto or any part thereof which now are or may hereafter be in the possession or - custody of the Vendor or any person or persons from whom she the Vendor may procure the same without any action - either at law or in equity TO HAVE AND TO HOLD the same and the inheritance thereof in fee simple in possession free from all encumbrances unto the Purchaser absolutely and for ever AND the Vendor doth hereby covenant with the Purchaser that notwithstanding any act deed or thing done or committed by the Vendor or any of her predecessors-in-title she the Vendor hath good right full power and absolute authority to sell grant convey transfer assign and assure the said lands unto the Purchaser in manner aforesaid AND THAT the Purchaser shall and may at all times hereafter peaceably and quietly possess and enjoy the same and receive the - rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the Vendor or any person or persons having or lawfully claiming from under or in trust for the Vendor or any of her -- predecessors-in-title AND THAT free from all encumbrances made or suffered by the Vendor or any of her predecessors-in-title or any person having or lawfully claiming as - aforesaid AND FURTHER that the Vendor and all persons - having or lawfully claiming any estate or interest in the said lands or any part thereof from under or in trust for the Vendor or any of her predecessors-in-title shall and

will...



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Registrar of Companies
Bangalore, 24-Paradise
26/8/04

will at all times hereafter at the request and cost of the Purchaser do and execute or cause to be done and executed all such acts deeds and things whatsoever for further and more perfectly assuring the said lands and every part thereof unto the Purchaser as may be reasonably required AND the Vendor doth hereby further covenant and assure the Purchaser that she hath not encumbered the property in any way and have full and absolute authority and right to sell the same in the manner aforesaid and for any reason whatsoever if the Purchaser is dispossessed of and/or deprived of full enjoyment of the said lands or any part or parcel thereof in that event the Vendor shall and will indemnify the Purchaser for all losses and damages to be suffered by the Purchaser in respect of the said lands hereditaments and premises hereby purchased AND FURTHER that the Vendor shall and will pay all outstanding District Board or Panchayat rates and taxes Government revenue and all other impositions whatsoever due and payable by the Vendor or her predecessors-in-title upto the date of these presents.

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT agricultural land containing an area of 2 (two) Bighas 19 (Nineteen) Cottahs 11 (Eleven) Chittacks and 32 (thirty-two) Square feet be the same and little more or less comprised in Dag No. 1155, Khatian No. 108 and Dag No. 1160, Village Doltola in Mouza Doharia, J.L. No.45 Pargana Anwarpur within P.S. Air Port Sub-Registry Barasat in the District of 24-Parganas and shown in the Map or Plan and thereon bordered "RED" TOGETHER WITH the right over under the common passage running on the South of the said land. The above Rayati Sithiban land is within the Ganganagore Gram Panchayat.

IN WITNESS WHEREOF the VENDOR hereto hath hereunto set and subscribed her hand the day month and year first above written.

SIGNED, SEALED AND DELIVERED
by the VENDOR at Calcutta in
the presence of :

Lily Banerjee

P. S. Ghosh
Advocate

Balraj Kumar Nandi
Asst to Mr M. L. Chatterjee
Advocate

RECEIVED of and from the within-named Purchaser the within-mentioned sum of - - Rupees Forty-two Thousand only-being the full consideration money as per Memo below :

Rs. 42,000/-

MEMO OF CONSIDERATION.

A/c Payee cheque No. 0932012 dated 14.8.84 on Canara Bank (Canning St) drawn by the Purchaser in my favour for

Rs 42,000/=

Rs 42,000/=

(Rupees Forty-two thousand only)

Lily Banerjee

Witness: -

P. S. Ghosh
Advocate

Prepared by
Asish Kumar Guha
Advocate

Typed by
B. S. Bhattacharya
65/1 Post office Sq
Cal

DATED THIS THE 14th DAY OF August 1984.

BETWEEN

LILY BANERJEE

AND

BENGAL ROPE WORKS PVT. LTD.



Registrar C/O T (3)
Kolkata, 34-Paraganas

Chakraborty

CONVEYANCE:



Registrar C/O T (3)
Kolkata, 34-Paraganas
5-2-85

Chakraborty

Debit - I 99
Volume No. 47
Page - 56
Index No. 10813
For the Year 84

Prasanna

N - 8.50

L. P. AGARWALLA & CO.,
Solicitors & Advocates,
1B, Old Post Office St.,
Calcutta-700 001.