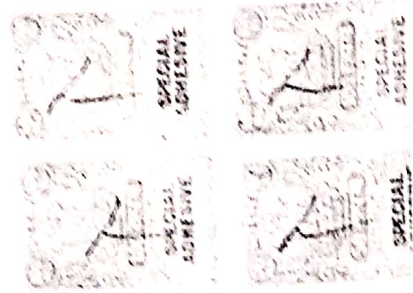


3305

Handwritten notes and stamps at the top left, including "3/13/9" and "SPECIAL ADHESIVE" stamps.



DEED OF GIFT

THIS DEED OF GIFT is made this the 2nd day of August, 2016.

Two thousand four BETWEEN (1) SRI BARINDRA KANTA BANERJEE CHOWDHURY, (2) SRI SUHASH BANERJEE CHOWDHURY both are sons of Late Bhupendra Kanta Banerjee Chowdhury, (1) by occupation retired and (2) by occupation service, (3) SRI RAJESH BANERJEE CHOWDHURY, (4) SRI SANTANU BANERJEE CHOWDHURY both are sons of Late Subhash Chandra Banerjee Chowdhury, (5) SMT SARBARI BANERJEE CHOWDHURY, daughter of Late Subhash Chandra Banerjee Chowdhury, (6) KUMARI MITHU BANERJEE CHOWDHURY daughter of Late Subhash Chandra Banerjee Chowdhury, all are by faith Hindu, by occupation- Service, Business, Housewife and Study, all are residing at No.8, Mondalpara Road, Police Station Behala, Kolkata-700034, District 24 Parganas South, hereinafter called and referred to as the DONORS (which expression shall unless excluded by or repugnant to the subject, context of meaning thereof be deemed to include their respective heirs, successor, executors, administrators, legal representatives and person or persons deriving title under them) of the ONE PART.

AND

SRI NILADRI BANERJEE CHOWDHURY, son of Sri Gautam Banerjee Chowdhury by faith Hindu, by occupation student, residing at No.8, Mondalpara Road, Police Station Behala, Kolkata-700034, District 24 Parganas South, hereinafter called and referred to as the DONEE (which

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 9th
 Addl. District Sub-Registrar
 Office at Behala
 Bhabha South 24 Parganas
 Birendra Kanta Banerjee Chowdhury

Bhabhabhai
 Addl. District Sub-Registrar,
 Behala South 24 Parganas.
 9/10/17



Banerjee chowdhury
 3739

- Birendra Kanta Banerjee Chowdhury
 1. Subhash Banerjee Chowdhury
 2. Bhupendra Kanta Banerjee Chowdhury
 3. Rajesh Banerjee Chowdhury
 4. Santanu Banerjee Chowdhury
 5. Subhash Ch. Banerjee Chowdhury
 6. Sarbaji Banerjee Chowdhury
 7. Mithu Banerjee Chowdhury
 8. Subhash Ch. Banerjee Chowdhury
 88. Mandalpara Rd. Behala
 Kat-34

Banerjee chowdhury
 Sehas Banerjee Chowdhury
 3748

3741
 3742

Dewaraj
 Bidwar Baral,
 6/10/17
 6/10/17
 Behala
 Kat-34

3743
 3742

9/10/17

3743

referred to as the DONEE (which expression shall unless excluded by or repugnant to the subject, context of meaning thereof be deemed to include his/her heirs, successor, successor, executors, administrators, legal representatives and assigns) of the OTHER PART.

AND WHEREAS one Ramendra Kanta Banerjee Chowdhury and Bhupendra Kanta Banerjee Chowdhury were the joint owners and possessors of ALL THAT 'Danga' land appertaining to Khatian No. 32, comprised in Dag No. 439, measuring or containing by more or less 61 decimals, equivalent to more or less 1 (one) Bigha 15 (fifteen) Chittaks and the 'Bagan' land appertaining to Khatian No. 169, comprised in Dag No. 414, measuring or containing by more or less 74 decimals, within Mouza Mondalpara, Police Station Behala, Sub-Registry Office- Behala, J.L No.6, Revenue Survey No. 190, Touji No. 1508, Pargana- Magura, under South Suburban Municipality, Holding No. 2F, Mondalpara Road, being Ward No. 16, in the District South 24 Parganas.

AND WHEREAS the said Ramendra Kanta Banerjee Chowdhury and Bhupendra Kanta Banerjee Chowdhury jointly executed a equitable mortgage in favor of Calcutta National Bank Limited. at present in liquidation.

AND WHEREAS the said Calcutta National Bank Limited instituted a suit being Title Suit No. 199/48, in the 7th Assistant District Judge at Alipore (formerly Subordinate Judge) against the donors herein for realization of money.

AND WHEREAS as the mortgagor did not deposit or pay the decreed amount to the decree holder/ bank, within the stipulated period; the decree holder executed a Title Execution case, being Title Ex. Case No. 48/1950 and as per order dated 16th day of June 1950 by the auction sale, the Bank as auction purchaser became the owner of Dag No. 439 and 414, on 19th day of December, 1951 and 5th day of March 1952 respectively.

AND WHEREAS by an order dated 2nd day of December 1952, passed by the Hon'ble High Court at Calcutta, in its ordinary original Civil Jurisdiction, in the Matter No. 211 of 1952 wherein the plaintiff Bank was directed by the Hon'ble High Court at Calcutta to be wound up and the Hon'ble High Court at Calcutta appointed Court Liquidator as the liquidator of the said plaintiff Bank.

3744

Identified by

~~Biswas~~ ~~via~~ ~~about~~
Sp. cat Hemindana Kir-Bud

2/Edu. 6
Jayasree Pal
Behales.
Cal-3L

Mithu Banerjee Chowdhury
9180

3744

Identified by

~~Biswas~~ ~~via~~ ~~about~~
Sp. cat Hemindana Kir-Bud

2/Edu. 6
Jayasree Pal
Behales.
Cal-3L

9180
SUB-REG. OFFICE
24

AND WHEREAS the Court Liquidator took all steps for realization of the decreed amount passed in favor of the Bank.

AND WHEREAS the Hon'ble High Court at Calcutta allowed the Court Liquidator to realize the amount, by way of sale of the property by inviting tender by publishing in the leading newspaper, and in pursuant to the said order, the said Official Liquidator, invited tender and offered to sell the said property.

AND WHEREAS by an order dated 5th day of April 1981, the Court Liquidator proceeded administratively for sale of the balance property, and by inviting tender on 22nd day of April 1991, in the Ananda Bazar Patrika, a leading newspaper 2 (two) Bighas 12 (twelve) Chittaks by way of sale.

AND WHEREAS the donors herein applied before the Hon'ble High Court at Calcutta for considering their appeal.

AND WHEREAS on being heard and being satisfied the Hon'ble High Court at Calcutta pleased to pass the order on 7th day of June 1991 and modified the same on 3rd March 1992.

AND WHEREAS the Hon'ble High Court at Calcutta directed the Court Liquidator to execute and register the conveyance as expeditiously as possible, in respect of land sold by the donors.

AND WHEREAS the Hon'ble High Court at Calcutta, by further order dated 18th day of December 1992 modified the order dated 3rd March 1992, to the extent that the Court Liquidator shall execute and register a deed of release in favor of Judgment debtor as well as well as release.

AND WHEREAS on the strength of the order dated 18th day of December 1992 of the Hon'ble High Court at Calcutta, the Court Liquidator shall execute and register the release deed as expeditiously as possible in respect of the land release as mentioned in the schedule hereunder to the donors herein. And the said registered deed of release dated 23rd day of December 1992, being registered in Book No.1, being Deed No. 22523, in the office of the Registrar of Assurance, Calcutta.

AND WHEREAS by the said registered deed of release dated 23rd day of December 1992, by and between the Court Liquidator and the donors herein, the donors herein became the absolute joint owners of the property in possession as mentioned in the schedule of this deed.

AND WHEREAS by way of aforesaid release deed, while the said Donor No. 1 & 2, Sri Barindra Kanta Banerjee Chowdhury, Suhash Banerjee Chowdhury and Sri Subhash Chandra Banerjee Chowdhury now deceased jointly seized and possessed the said property, the Subhash Chandra Banerjee Chowdhury died intestate on 29.12.1998, leaving behind his two sons and two daughters, the Donor No. 3 to 6, Sri Rajesh Banerjee Chowdhury, Sri Santanu Banerjee Chowdhury, Smt. Sarbari Banerjee Chowdhury and Kumari Mithu Banerjee Chowdhury and his legal heirs and successors as per Hindu Succession Act. 1956.

AND WHEREAS thus the present Donors being the joint owners, absolutely seized and possessed of their property by way of the said release deed and by way of inheritance and otherwise well and sufficiently entitled to the property free from all encumbrances and charges whatsoever and being the joint owners they have full right, absolute authority to donate the said property more fully described in the schedule below at their sweet will. And the Donee is grand son of the Donor No.1, Sri Barindra Kanta Banerjee Chowdhury, of Donor No.2 Suhash Banerjee Chowdhury & the nephew of Donors No. 3 to 6. In consideration of natural love and affection which the Donors had and still have for the Donee and gift away to the Donee by this Deed of Gift and which is accepted by the Donee who has accorded his acceptance in the manner following and executes this indenture as a token of their acceptance and he is entitled to use it in any manner he likes by transforming it in to any form, by inducting into or ejecting from the same any tenant or by occupying it himself or by transferring it in any way such as by sale, gift, will, lease, mortgage or otherwise and is also entitled to get his name mutated to the appropriate authority.

AND WHEREAS the Donors have agreed to gift the land more particularly described in the schedule hereunder written (hereinbefore and hereunder referred to as the said property), appertaining to Khatian No. 32, comprised in Dag No. 439, of Mouza Mondalpara, Revenue Survey No. 190, Touji No. 1508, Pargana Magura, within the limits of Kolkata Municipal Corporation, South Suburban Unit, being Ward No. 121, at Mondalpara Road, Kolkata-700034, Police Station Behala, Sub-Registry Office- ADSR Behala, in the District South 24 Parganas, particularly shown in RED borderlines in the annexed MAP or PLAN which is the part and parcel of this deed of gift,

more fully demarcated and measuring more or less 1 (one) cottahs .8..
 (...eight...) chittaks .0... (...zero....) square feet, as per local measurement,
 in free simple possession, free from all encumbrances. The valuation of the
 said land is Rs. .1,50,000.../- (Rupees One.lac.fifty..
 thousand.....) only.

NOW THIS INDENTURE WITNESSETH that in pursuance of the
 said gift hereinbefore mentioned, the total land measuring or containing by
 more or less 1 (one) cottahs .8... (...eight..) chittaks .0... (...zero....)
 square feet, the Donors doth hereby acknowledge and of and from this and
 every part thereof indefeasible grant, conveyed, sale, transfer and assure unto
 and to the use of the said Donee, free from all encumbrances and relinquished
 his right title and title and interest forever over the said land as mentioned and
 described in the schedule hereunder including liberties, privileges with sale
 the easement right and appurtenances whatsoever belong to the said property
 as shown in the annexed MAP or PLAN demarcated RED borderlines and all
 rights, title and interest, claims and demands whatsoever of the Donors into
 and upon the said land and every part thereof TO HAVE AND TO HOLD the
 said property hereby donated, conveyed and transferred unto the Donee, their
 respective heir or heirs, successors, executors, legal representatives and
 assigns with the Donee that NOTWITHSTANDING any acts, deed or things
 hereinbefore done, executed and knowingly suffered to the contrary the
 donors and now lawfully seized and possessed of the said property free from
 all encumbrances, attachments, charges in whatsoever manner and the
 purchaser shall hereafter peacefully and quietly hold, possess and enjoy the
 said land in khas possession with his/ her absolute right to sale, transfer, gift,
 mortgage or any kind of transfer and or addition or alteration or construction
 of house of the property whatsoever manner subject to sanction plan by the
 Municipal authority and the donors further covenant with the donee do or
 execute or cause to be done or executed all such lawful acts, deeds or things in
 whatsoever manner for further and more perfectly conveyed and assuring the
 said land and every part thereof AND the donors have this day
 simultaneously with the execution of this deed in the name of the property to
 the donee and the donee has easements and every liberty to install telephone
 connection, drainage facility, gas line, water pipes, water ways etc. through
 the adjacent 10 ft. wide common passage on the South and 6 ft. wide

common passage on the West as shown in the MAP or PLAN and shall enjoy the same AND the donor further covenant that the land mentioned in the schedule below is not acquired by the CMDA or CIT or any Government or Semi-Government authority, club or any public authority, land acquisition department or any company or religious body or an person or persons and or the same is not the subject matter of any Court of law. There is no shareholder or claimant over the said property. The donors have full right and absolute authority to gift the property and the said property is free from all encumbrances AND the donors further covenant that there is no false statements or false declaration mentioned in this deed of gift, if so they will be responsible for the same AND henceforth the donee and his/ her heirs, successors and representatives shall have every right to enjoy the scheduled below property in whatsoever manner.

SCHEDULE OF THE PROPERTY ABOVE REFFERRED TO

ALL THAT piece and parcel of 'Bagan' agricultural land measuring or containing by more or less 1 (one) cottahs .&... (~~eight~~...) chittaks .0... (~~zero~~...) square feet. lying or situated at Mouza Mondalpara, appertaining to Khatian No. 32, comprised in Dag No. 439, J.L No.6, Revenue Survey No. 190, Touji No. 1508, Pargana- Magura, within the limits of the Kolkata Municipal Corporation, South Suburban Unit, being Ward No. 121, at Mondalpara Road, Kolkata-700034, Police Station Behala, Sub-Registry Office ADSR Behala, in the District South 24 Parganas, as described in the MAP or PLAN demarcated by RED borderlines, which is the part and parcel of this deed and the yearly rent is Re.1, payable to the collector of South 24 Parganas and the property butted and bounded by :

On the North— 6 ft. wide common passage and courtyard of Banerjee Chowdhury family

On the East—Part of Dag 439

On the South—10 ft. wide road

On the West—Land of Smt. Dipti Das and 6 ft. common passage

IN WITNESS WHEREOF the Donors have herein set and subscribed their respective hand and signature on the day month and year first above written.

Signed, Sealed and Delivered

By the Donors in the presence of: -

Witnesses

1. *Biswajit Choudhury*

D/Estn. 6, Jayashree Park
Belahar, Kolkata-700034

2. *Debabrata Banerjee Chowdhury*
S, Model Area, Road,
Jayashree Park, Belahar,
Kolkata-700034.

1. *Pravindran Kanti Banerjee Chowdhury*

2. *Sekhar Banerjee Chowdhury*

3. *স্বাক্ষর করা হয়েছে*

4. *স্বাক্ষর করা হয়েছে*

5. *স্বাক্ষর করা হয়েছে*

6. *Mithu Banerjee Chowdhury*

SIGNATURE OF THE DONORS

1. *Nidani Banerjee Chowdhury*

2.

SIGNATURE OF THE DONEE

Drafted by me: -

Bimal Choudhury

BAL CH. CHOUHURY

M.A., LL.B.

Advocate.

Alipur Judge's Court

Calcutta-81

Typed by me: -

Abanindran

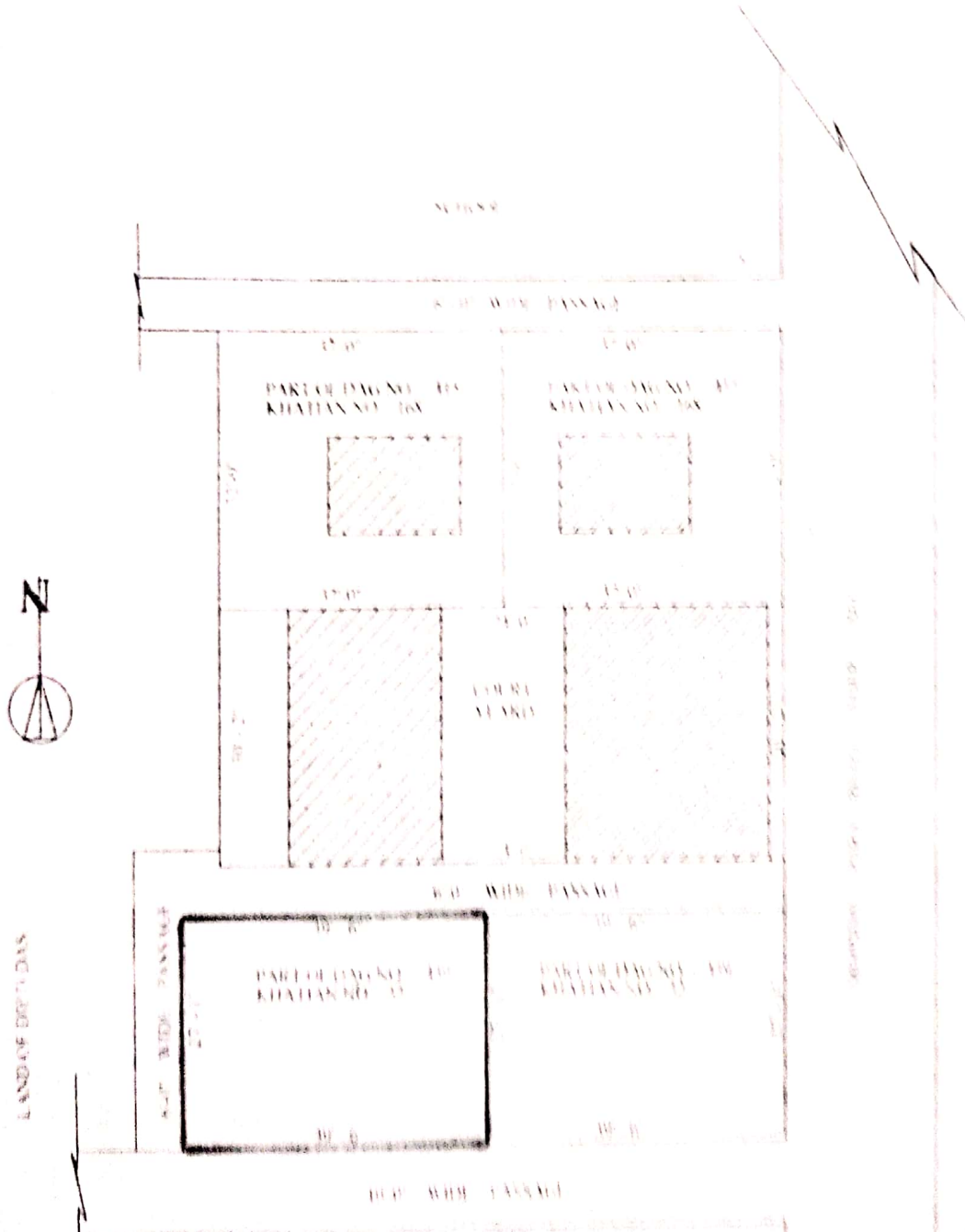
D-Estn. 6, Jayashree Park,
Belahar " " "

WB/298/82

SITE PLAN OF **COLLECTOR BANERJEE CHOWDHURY**

AT **MOUZA-MONDAL PARA, JT NO. - 6, R.S - 190, TOLUZI - 1508, P.S. BEHALA, HOLDING NO. -**

SCALE - 1" = 20' 0"
 AREA OF LAND - **81 COTTAH 88 CHITTAKS**



*Prepared in Kankul Danojee Chowdhury
 Beskar Danojee Chowdhury
 ১৯৬৭ খ্রিস্টাব্দে (১৯৬৭)
 Mitthu Banerjee Chowdhury*

*১৯৬৭ খ্রিস্টাব্দে
 ৬:৩০/১১/১৯৬৭*



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	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

ame Niladri Banerjee Chowdhury
gnature Niladri Banerjee Chowdhury



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

ame Ravindra Kanti Banerjee Chowdhury
gnature Banerjee Chowdhury



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

ame Subhas Banerjee Chowdhury
gnature Subhas Banerjee Chowdhury



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right					



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

name

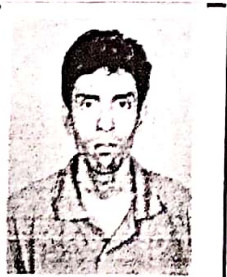
signature

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

PHOTO

name

signature



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

name

signature



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right					