

5199/22

D-5223/2022



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

Certified that the document is admitted to registration. The Signature sheet and the endorsement sheets attached with this document are the part of this document.

65AB 550638

10.45A
8/4/2022
2001036646

K.M.C. BOUNDARY DECLARATION

Addl. District Sub-Registrar
Bahala, South 24 Parganas

- 8 APR 2022

WE, (1) SRI SATYA NARAYAN KARAN, PAN - APNPK4691K, AADHAAR NO. - 7227 8826 7269, son of Late Amulya Chandra Karan, AND (2) SMT. JHARNA KARAN, PAN - BMPPK9636Q, AADHAAR NO. - 2620 1625 1297, wife of Sri Satya Narayan Karan, both are by faith - Hindu, by nationality - Indian, by occupation - Service, residing at - 278, Vidya Sagar Sarani, Flat No. -6, Post Office - Barisha, Police Station - Haridevpur, Kolkata - 700 008, District - South 24 Parganas, do hereby solemnly affirm and declare as follows. -

Major Information of the Deed

Deed No :	I-1607-05223/2022	Date of Registration	08/04/2022
Query No / Year	1607-2001036646/2022	Office where deed is registered	
Query Date	02/04/2022 4:52:03 PM	A.D.S.R. BEHALA, District: South 24-Parganas	
Applicant Name, Address & Other Details	MITHUN DAS ALIPORE JUDGES COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9830189873, Status : Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
Rs. 100/-	Rs. 23,51,953/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Dakshin Para Road, Road Zone : (Premises NOT located on D H Road (Ward 125) --) , , Premises No: 131, , Ward No: 125
Pin Code : 700063

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	3 Katha 4 Chatak 11.955 Sq Ft	100/-	23,51,953/-	Width of Approach Road: 14 Ft.,
Grand Total :				5.3899Dec	100 /-	23,51,953 /-	

Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	SATYANARAYAN KARAN (Presentant) Son of Late AMULYA CHANDRA KARAN Executed by: Self, Date of Execution: 08/04/2022 , Admitted by: Self, Date of Admission: 08/04/2022 ,Place : Office	 <small>08/04/2022</small>	 <small>LTI 08/04/2022</small>	 <small>08/04/2022</small>

278, VIDYA SAGAR SARANI, City:- , P.O:- BARISHA, P.S:-Thakurpukur, District:-South24-Parganas, West Bengal, India, PIN:- 700008 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: APxxxxxx1K, Aadhaar No: 72xxxxxxxx7269, Status :Individual, Executed by: Self, Date of Execution: 08/04/2022 , Admitted by: Self, Date of Admission: 08/04/2022 ,Place : Office

2	Name	Photo	Finger Print	Signature
	JHARNA KARAN Wife of SATYANARAYAN KARAN Executed by: Self, Date of Execution: 08/04/2022 , Admitted by: Self, Date of Admission: 08/04/2022 ,Place : Office			
		08/04/2022	LTI 08/04/2022	08/04/2022
278, VIDYA SAGAR SARANI, City:- , P.O:- BARISHA, P.S:-Thakurpukur, District:-South24-Parganas, West Bengal, India, PIN:- 700008 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BMxxxxxx6Q, Aadhaar No: 26xxxxxxxx1297, Status :Individual, Executed by: Self, Date of Execution: 08/04/2022 , Admitted by: Self, Date of Admission: 08/04/2022 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
JAYOTI PODDER Daughter of Late ARUP KUMAR PODDER ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			
	08/04/2022	08/04/2022	08/04/2022
Identifier Of SATYANARAYAN KARAN, JHARNA KARAN			

On 08-04-2022

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 10:45 hrs on 08-04-2022, at the Office of the A.D.S.R. BEHALA by SATYANARAYAN KARAN , one of the Executants.

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

Execution is admitted on 08/04/2022 by 1. SATYANARAYAN KARAN, Son of Late AMULYA CHANDRA KARAN, 278, VIDYA SAGAR SARANI, P.O: BARISHA, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by Profession Service, 2. JHARNA KARAN, Wife of SATYANARAYAN KARAN, 278, VIDYA SAGAR SARANI, P.O: BARISHA, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by Profession Service

Indetified by JAYOTI PODDER, , , Daughter of Late ARUP KUMAR PODDER, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7/- (E = Rs 7/-) and Registration Fees paid by Cash Rs 7/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 10/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 550638, Amount: Rs.10/-, Date of Purchase: 07/03/2022, Vendor name: SUBHANKAR DAS



Sandip Biswas
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1607-2022, Page from 182201 to 182213
being No 160705223 for the year 2022.



Digitally signed by SANDIP BISWAS
Date: 2022.04.12 15:51:48 +05:30
Reason: Digital Signing of Deed.

Sandip

(Sandip Biswas) 2022/04/12 03:51:48 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
West Bengal.

(This document is digitally signed.)

1. That we, the Declarants herein are the absolute joint Owners in respect of **ALL THAT** piece and parcel of demarcated bastu land measuring more or less 3 (Three) Cottahs 4 (Four) Chittaks 12 (Twelve) Square Feet and after final measurement the property measured 3 (Three) Cottahs 4 (Four) Chittaks 11.955 (Eleven point Nine Five Five) Square Feet be the same a little more or less equivalent to 218.502 SQ.M, situated and lying at Premises No. - 131, Dakshin Para Road, Police Station - Thakurpukur, within the limits the Kolkata Municipal Corporation (S.S. Unit), under Ward No. -125, Borough No. - XVI, Kolkata - 700 063, A.D.S.R Office - Behala, D.S.R. Office - Alipore, District - South 24 Parganas, which is more fully and particularly described in the **SCHEDULE** hereunder written and delineated with the "**RED**" border in the **MAP** or **PLAN** annexed hereto, by virtue of a Deed of Conveyance duly registered on 14/01/2011 in the office of A.D.S.R. Behala and recorded in Book No. -I, CD Volume No. -1, Pages from 5915 to 5933, being Deed No. -00287 for the year 2011.
2. That we the Declarants want to obtain the mutation certificate and also intent to construct a pucca building upon the aforesaid property and we shall be liable for any dispute with the neighbours of the said property in future. The Kolkata Municipal Corporation will not be liable for any litigation over the said land.
3. That we the Declarants want to submit the plan before the Kolkata Municipal Corporation for sanction of the construction of building upon the said landed property.
4. That there is no civil or criminal suit pending against the said land and the said land is free from all encumbrances.

5. That the boundary and measurement of the said landed property within the ownership of the Declarants is as follows:

ON THE NORTH : 1700 MM & 10975 MM.

ON THE SOUTH : 12951 MM.

ON THE EAST : 15900 MM.

ON THE WEST : 5000 MM & 12350 MM.

6. That the enclosed Plan is also a part and parcel of this K.M.C. Boundary Declaration.

SCHEDULE OF THE PROPERTY ABOVE REFERRED TO

ALL THAT piece and parcel of demarcated bastu land measuring more or less 3 (Three) Cottahs 4 (Four) Chittaks 12 (Twelve) Square Feet and after final measurement the property measured 3 (Three) Cottahs 4 (Four) Chittaks 11.955 (Eleven point Nine Five Five) Square Feet be the same a little more or less equivalent to 218.502 SQ.M, situated and lying at Premises No. - 131, Dakshin Para Road, Police Station - Thakurpukur, within the limits the Kolkata Municipal Corporation (S.S. Unit), under Ward No. -125, Borough No. - XVI, Kolkata - 700 063, A.D.S.R Office - Behala, D.S.R. Office - Alipore, District - South 24 Parganas, and delineated with the "**RED**" border in the **MAP or PLAN** annexed hereto as part and parcel of this Boundary Declaration.

Zone: Premises not located on D.H. Road (Ward No. -125)

IN WITNESSES WHEREOF, the Declarants herein have put their signatures on this
the 08th day of April, 2022 (Two Thousand Twenty Two).

WITNESSES:

1. *Susanti Karan*
E/26/2, Pally Mangal Colony
Kolkata - 700063

2. *Soujoy Das*
23/1 D.H. Road,
Kolkata

1. *Satyamoyan Karan*

2. *Jharna Karan*

SIGNATURE OF THE DECLARANTS

Prepared as per K.M.C proforma

Jayati Podder

Advocate

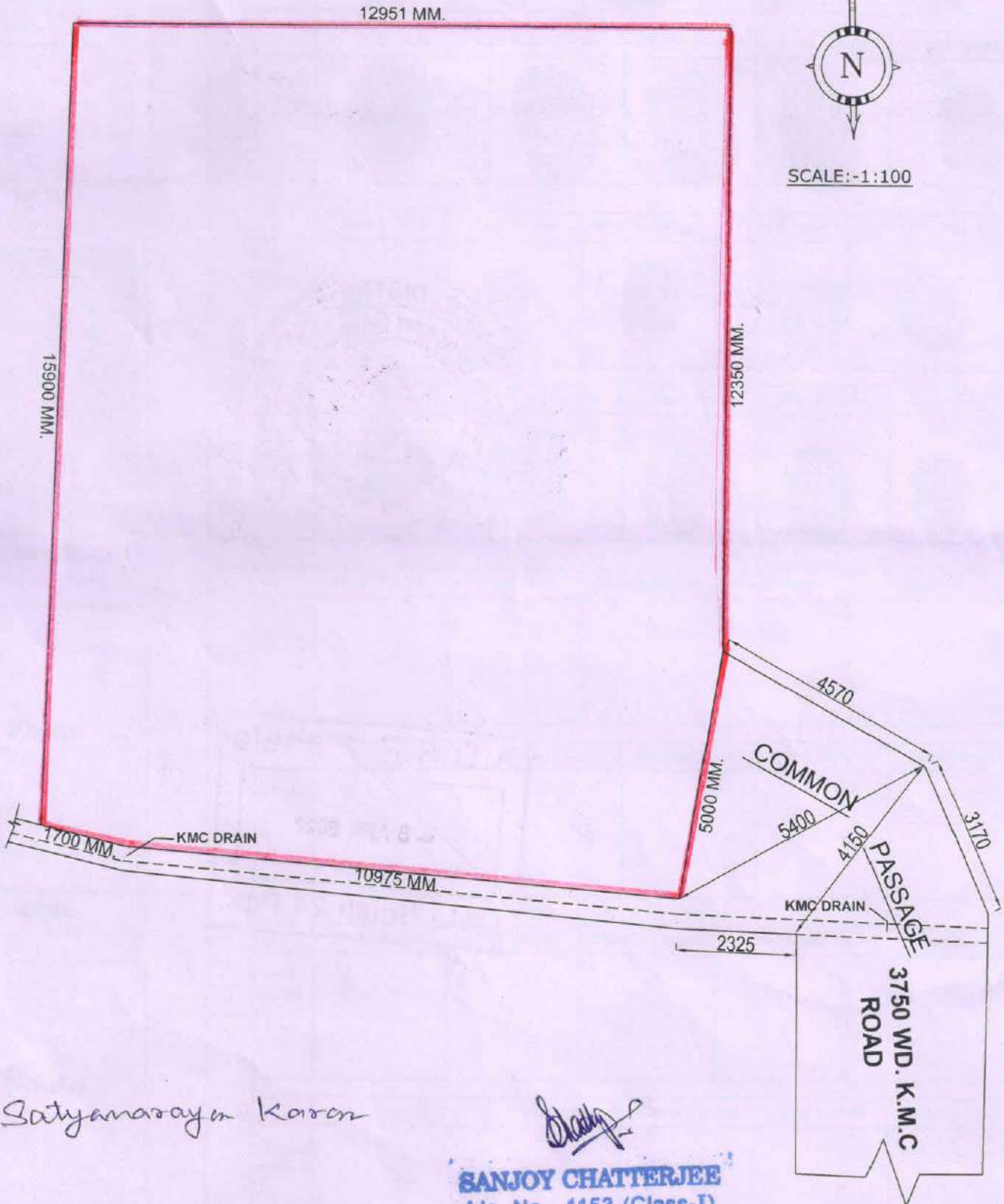
Alipur Judges Court,

Kolkata - 700 027

SITE PLAN AT PREMISES NO.- 131, DAKSHIN PARA ROAD, WARD NO. - 125, BOROUGH NO. - XVI, P.S- THAKURPUKUR UNDER K.M.C.

NAME OF OWNERS - SATYA NARAYAN KARAN & JHARNA KARAN.

AREA OF LAND (AS PER PHYSICAL MEASUREMENT) = 3K-4 CH.-11.955 SFT. = 218.502 SQ.M
(SHOWN IN RED COLOR)



1. Satyanarayan Karan

SANJOY CHATTERJEE
Lic. No.- 1153 (Class-I)
(Consulting Civil Engineer
& L.B.S. of K.M.C.)

2. Jharna Karan

SIGNATURE OF OWNERS

SIGNATURE OF L.B.S.

SPECIMEN FORM FOR TEN FINGER PRINTS



NAME

<i>Satyamogee Karan</i>		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	Left Hand					
		Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand						



NAME

<i>Therina Karan</i>		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	Left Hand					
		Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand						



NAME

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



NAME

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	2001036646/2022	Office where deed will be registered
Query Date	02/04/2022 4:52:03 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	MITHUN DAS ALIPORE JUDGES COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9830189873, Status : Advocate	
Transaction	Additional Transaction	
[0901] Declaration, Declaration relating to immovable property		
Set Forth value	Market Value	
Rs. 100/-	Rs. 23,51,953/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 10/-
Remarks		

Land Details :

District: South 24-Parganas, Thana: Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Dakshin Para Road, Road Zone : (Premises NOT located on D H Road (Ward 125) --) , , Premises No: 131, , Ward No: 125, Pin Code : 700063

Sch No	Plot Number	Khatian Number	Land Use ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	3 Katha 4 Chatak 11.955 Sq Ft	100/-	23,51,953/-	Width of Approach Road: 14 Ft.,
Grand Total :				5.3899Dec	100 /-	23,51,953 /-	

Declarant Details :

SI No	Name & address	Status	Execution Admission Details :
1	SATYANARAYAN KARAN Son of Late AMULYA CHANDRA KARAN, 278, VIDYA SAGAR SARANI, City:- , P.O:- BARISHA, P.S:-Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN:- 700008 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. APxxxxxx1K, Aadhaar No.: 72xxxxxxx7269, Status : Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self



<p>2 JHARNA KARAN Wife of SATYANARAYAN KARAN, 278, VIDYA SAGAR SARANI, City:- , P.O:- BARISHA, P.S:-Thakurpukur, District:-South 24- Parganas, West Bengal, India, PIN:- 700008 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. BMxxxxxx6Q, Aadhaar No.: 26xxxxxxx1297, Status :Individual, Executed by: Self To be Admitted by: Self</p>	<p>Individual</p>	<p>Executed by: Self To be Admitted by: Self</p>
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Identifier Details :

Name & address
<p>JAYOTI PODDER Daughter of Late ARUP KUMAR PODDER ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027, Sex: Female, By Caste: Hindu, Occupation: Advocate, Citizen of: India, , Identifier Of SATYANARAYAN KARAN, JHARNA KARAN</p>

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 02-05-2022) for e-Payment . Assessed market value & Query is valid for 30 days.(i.e. upto 02-05-2022)
3. Standard User charge of Rs. 240/- (Rupees Two hundred forty) only includes all taxes per document upto 17 (seventeen) pages and Rs 7/- (Rupees seven) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs.10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.
11. This eAssessment Slip can be used for registration of respective deed in any of the following offices:
D.S.R. - I SOUTH 24-PARGANAS, D.S.R. - II SOUTH 24-PARGANAS, D.S.R. - III SOUTH 24-PARGANAS, D.S.R. - IV SOUTH 24-PARGANAS, A.D.S.R. BEHALA, D.S.R. - V SOUTH 24-PARGANAS, A.R.A. - I KOLKATA, A.R.A. - II KOLKATA, A.R.A. - III KOLKATA, A.R.A. - IV KOLKATA

