

**SK PERVEG**, B.Sc(H), LL.B  
Advocate  
High Court at Calcutta

Chamber & Residence:  
25B, Meher Ali Mondal Street,  
Kolkata-700 027  
7-30 p.m to 10-30 p.m.  
Mob: 9051067156

Ref. No.....

Dated : 04-04-2023

SEARCH REPORT

Ref: ALL THAT piece and parcel of vacant land measuring about 110 Decimal more or less in R.S. & LR Dag No. 133 under LR Khatian No. 1420 and An area of 36 Decimal more or less in R.S. & LR Dag No. 141 under LR Khatian No. 1420 and An area of 60 Decimal more or less in R.S. & LR Dag No. 142 under LR Khatian No. 1420 and An area of 7 Decimal more or less in R.S. & LR Dag No. 198 under LR Khatian No. 1420, Admeasuring an area of 213 Decimal more or less, all dags are lying and situated at Mouza- Sultanpur, J.L. No.-16, Revenue Survey No. 47 and 190, Touzi No.250, Pargana- Medanmalla, District Sub-Registration Office at Alipore, Additional District Sub-Registration Office at Baruipur, Police Station- Baruipur, within the Limits of Mallickpur Gram Panchayat, being Holding No. 243 ( Old Holding Nos. 577 ), Pin Code No. 700145, in the District of South 24 Paraganas.

Area of Land: 213 Decimal more or less ( Bastu Commercial Land )

Period of Searching : 30 Years ( From 1993 to 2023 upto date ).

Owner : SHARDA SONS RESOURCES PRIVATE LIMITED, a company incorporated under the provisions of the companies Act 1956, having its registered office at Subham Residency, 29/1/A, Chandra Nath Chatterjee Street, LP-U, Ground Floor, P.O.+P.S.- Bhawanipore, Kolkata-700 025, District- South 24 Parganas which was previously known and identified as "MALINATH TRADING PVT. LTD." a company incorporated under the provisions of the companies Act 1956, having its registered office previously at B/13, Central Plaza, 41, Bipin Behari Ganguly Street , Kolkata- 700 012, District- Kolkata and thereafter at 4A, Camac Street, PS Arcadia Central, 7<sup>th</sup> Floor, Room No.-7A, P.O.+ P.S.- Park Street, Kolkata-700 016, District- South 24 Parganas.

This is to certify that I, SK PERVEG, Advocate, have caused necessary searches through

(1) Mr. Gurudas Naskar, Advocate at the records of the Index No-I & II, in the office of A.D.S.R- Baruipur, South 24 Parganas for the period of 16 years i.e. from 1993 to 2008 upto date and through

(2) Mr. T. Mistri, Searcher, at the records of the Index No-I & II, (a) in the office of A.D.S.R- Baruipur, South 24 Parganas for the period of 16 years i.e. from 2008 to 2023 upto date and (b) in the office of D.S.R-I, Alipore, South 24 Parganas for the period of 5 years i.e. from 2019 to 2023 upto date and (c) in the office of D.S.R-II, Alipore, South 24 Parganas for the period of 5 years i.e. from 2019 to 2023 upto date and (d) in the office of D.S.R-III, Alipore, South 24 Parganas for the period of 5 years i.e. from 2019 to 2023 upto date and (e) in the office of D.S.R-IV, Alipore, South 24 Parganas

  
Sk. PERVEG, Advocate  
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Enrolment No.-F-2160/02

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for the period of 30 years i.e. from 1993 to 2023 upto date and (f) in the office of D. S. R-V, Alipore, South 24 Parganas for the period of 5 years i.e. from 2019 to 2023 upto date and through

(3) Mr. Tapas Ghosh, Searcher, at the records of the Index No-I & II, in the office of RA- Kolkata for the period of 9 years i.e. from 1993 to 2001 upto date and through

(4) Mr. Tapas Mondal, Searcher, at the records of the Index No-I & II, (a) in the office of A.RA.- I and II, Kolkata for the period of 22 years i.e. from 2002 to 2023 upto date and (b) in the office of A.RA.-III, Kolkata for the period of 5 years i.e. from 2019 to 2023 upto date through

(5) Mr. T. Mistri, Searcher, at the records of the Index No-I & II, in the office of A.RA.- IV, Kolkata for the period of 5 years i.e. from 2019 to 2023 upto date, in respect of the aforesaid/captioned property as placed before me the endorsement of the said searching. During this period of searching/inspection of the records available in the said Registration Offices, the aforesaid Searchers, have found a few entries of sale during the same period as placed before me, and recorded in Book No.-I, such as -

SL No.	Regn. Office	Deed No.	Year	Vol.No	Page No.	Dag No.	LR Khatian No.	Area (In Dec.)	Name of the Owners/Purchasers & Vendors/Developer
1	A.DSR- Baraipur	2426	2001	41	361-368	141	?	36	Seller : Madan Chandra Halder, son of Pulin Chandra Halder Purchaser : Iyakub Ali Molla, S/O- Late Ershad Ali Molla
2	A.DSR- Baraipur	938	2003	17	91-98	141	827	36	Seller : Iyakub Ali Molla, S/O- Late Ershad Ali Molla  Purchaser : Nanda Lal Dutta, S/O- Late Nityananda Dutta
3	A.DSR- Baraipur	05644	2008	1611-2008	526-542	142	664 - 669	60	Seller : Mr. Bhabesh Ranjan Pal, S/O- Dharendra Chandra Pal  Purchasers: i) Mr Dhurjyoti Banerjee and ii) Mr Digbasan Banerjee
4	A.DSR- Baraipur	05869	2008	1611-2008	4207-4233	133	586	110	Seller : Mrs. Saraswati Dey Purchasers: i) Mr Dhurjyoti Banerjee and ii) Mr Digbasan Banerjee iii) Mr Subrata Banerjee

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5	A.D.S.R-Baruipur	04095	2009	1611-2009	3273-3288	198	404	2	<u>Seller :</u> Mrs Anindita Sen through her Attorney - Mr. Arun Bardhan  <u>Purchasers :</u> i) Mr Dhurjyoti Banerjee and ii) Mr Digbasan Banerjee
6	A.D.S.R-Baruipur	02570	2011	1611-2011	3688-3704	198	57, 95, 101, 104, 177, 449, 568,	5.25	<u>Sellers :</u> Mr. Sawkat Ali Daptari  <u>Purchaser :</u> Mallabhum Human Resources Development Trust, represented by i) Mr Dhurjyoti Banerjee and ii) Mr Digbasan Banerjee
7	D.S.R-IV, Alipore	04385	2014	1604-2014	669-687	133	586	90	<u>Seller :</u> i) Mr Dhurjyoti Banerjee and ii) Mr Subrata Banerjee iii) Mr Digbasan Banerjee (Seller and Attorney of other two)  <u>Purchaser :</u> Malinath Trading Pvt. Ltd.
8	D.S.R-IV, Alipore	04387	2014	1604-2014	756-775	133 141	586 827	20 36	<u>Seller :</u> i) Mr Dhurjyoti Banerjee and ii) Mr Subrata Banerjee iii) Mr Digbasan Banerjee (Seller and Attorney of other two)  <u>Purchaser :</u> Malinath Trading Pvt. Ltd.
9	D.S.R-IV, Alipore	04406 (Development Agreement)	2016	1604-2016	117939-117988	133 141 142 198 and Other plots	1420 1420 1420 1420	110 36 60 7	<u>Owner :</u> Malinath Trading Pvt. Ltd.  <u>Developer :</u> Aamar Bari Griha Nirman Pvt. Ltd.

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10	D.S.R-IV, Alipore	04802 (Development POA)	2016	1604-2016	128659 - 128700	133 141 142 198	1420 1420 1420 1420	110 36 60 7	<u>Owner/Principal:</u> Malinath Trading Pvt.Ltd.  <u>Developer/Attorney:</u> Aamar Bari Griha Nirman Pvt. Ltd.
11	D.S.R-IV, Alipore	05524 (Deed of Declaration for Allocation)	2016	1604-2016	148076-148102	133 141 142 198	1420 1420 1420 1420	110 7.86 6.49 7	<u>Owner/Declarant:</u> Malinath Trading Pvt.Ltd.  <u>Developer/Declarant:</u> Aamar Bari Griha Nirman Pvt. Ltd.
12	D.S.R-IV, Alipore	03143 (Deed for Cancellation of Declaration)	2017	1604-2017	87213 - 87230	133 141 142 198	1420 1420 1420 1420	110 7.86 6.49 7	<u>Owner/Declarant:</u> Malinath Trading Pvt.Ltd.  <u>Developer/Declarant:</u> Aamar Bari Griha Nirman Pvt. Ltd.
13	D.S.R-IV, Alipore	03145 (Deed for Cancellation of Dev. Agreement)	2017	1604-2017	87231-87253	133 141 142 198 and Other plots	1420 1420 1420 1420	110 36 60 7	<u>Owner:</u> Malinath Trading Pvt.Ltd.  <u>Developer:</u> Aamar Bari Griha Nirman Pvt. Ltd.

From the aforesaid Endorsement, I have also found that there is no other entry of transaction such as Gift, Mortgage, Lease or any other kind of transfer or transaction during the same period.

I have also searched the records of the Ld. Court of Civil Judge (Sr. & Jr. Division) at Baruipur for the period of 12 years i.e. from 2011 to 2023 upto date and no Title Suit is appearing against the Present Owners as well as the Present Vendors.

I have also inspected other relevant documents of the above-mentioned properties which are related to the captioned property.

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I, therefore, certify that the above mentioned title holder is the present owner of land measuring about 213 Decimal more or less mentioned herein above. The owner has good, clear and a fair marketable title to the property mentioned in the caption which is free from all encumbrances as per records available in the said Registration Offices and in the Courts of Ld. Civil Judges of both divisions.

Enclosed : Search Receipts as stated above :-

- 1) A.D.S.R. Office at Baruipur  
Date - 20-03-2023
- 2) D.R. & D.S.R. Office -I, II, III, IV and V at Alipore  
Date- 20-03-2023 & 21-03-2023
- 3) A.R.A. Office - I, II, III and IV , Kolkata  
Date- 21-03-2023, 22-03-2023 & 23-03-2023
- 4) Information Slips of two Civil Courts (Sr. & Jr. Division)  
Date: 22-03-2023
- 5) Endorsement of the aforesaid Searches are also annexed hereto.

*SK Perveg 05/04/2023*  
SK. PERVEG, Advocate  
Calcutta High Court  
Enrolment No.-F-2160/02