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I-5251/2021

भारतीय गैर न्यायिक

दस
रुपये
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TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL

49AB 332601

Certified that the document is admitted to registration, its contents are correct and the endorsement is correct and with this document are the part of this document.


District Sub-Registrar-II
Alipore, South 24 Parganas

27 JUL 2021

THIS DEED OF CONVEYANCE made this ^{22nd} day of July Two
Thousand Twenty One

BETWEEN

Sitani Das.

Sitani Das.

Swarna Ks Paul (S. Paul) Swapan Ks Paul (S. Paul)

Syamiya Paul
Ranay Paul (S. Paul)

-00238

Sl. No. (10/7)
S Das Gupta

Address.....

P.O..... P.S.....

Venue.....

(Advocate)
Alipore Judges Court
Kolkata-700027

Joyanta Das

ALIPORE POLICE COURT
Kolkata-27
5/7/21

Swamara K. Paul



4233

Swamara K. Paul.



4234

Sikani Das



4235

Swapan K. Paul



4236

Supriya Paul.



District sub-Registrar-II

Alipore, South 24 Parganas

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SRIMATI SIBANI DAS, Daughter of late SudherendraNath Das having PAN AWQPD8057Q, Aadhar No : 712285743236 by religion : Hindu, by Occupation : Housewife, by nationality : Indian of 82A, Ibrahimpur Road, Ground floor, Police Station : Jadavpur, Kolkata: 700032, District: South 24 Parganas hereinafter called the "OWNER/VENDOR" (which expression shall unless excluded by or repugnant to the context be deemed to include collectively her respective heirs, successors, executors, administrators, legal representatives and assigns) of the ONE PART.

AND

1. SRI SWAPAN KUMAR PAUL having PAN: AFUPP7314M, Aadhar Card NO: 946517686675, son of Late Makhan Chandra Paul, by occupation : Business 2. SMT. SUPRIYA PAUL having PAN: CNZPP4682H, Aadhar Card No:264270151793 wife of Sri Swapan Kumar Paul, by occupation: Business 3. SRI SWARNAVA KUMAR PAUL having PAN: AFUPP7314M, Aadhar. Card No821508791125 son of Sri Swapan Kumar Paul, by occupation: Business and 4. SRI PRANAY PAUL having PAN: CNZPP4682H, Aadhar Card : 314783195257 son of Sri Swapan Kumar Paul, by

Sibani Das.



4237

1. Ranaj Paul



4238

Subhadra Das Gupta
S/o Late D. M.
Das Gupta
Alipora Jud. Court
KOL. 27



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Alipora, South 24 Parganas

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occupation : Business all by faith : Hindu, all by Nationality : Indian, all are residing at 87E, Ibrahimpur Road, Post Office: Jadavpur, Police Station : Jadavpur, Kolkata : 700032, hereinafter jointly and collectively called the "PURCHASERS" (which expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs, successors, executors, administrators, legal representatives and assigns) of the OTHER PART.

WHEREAS Smt Chand Bibi widow of Golam Ehia Laskar of Jadavpur, Police Station the then Sadar Tollygunge, District 24Parganas as Rayati Sthitiban tenant seized and possessed of the landhereditaments and premises containing an area of ALL THAT the land measuring an area of Two Bighas Two Cottahs and Six Chittaks more or less being Plot no.248/462, Khatian No: 99 of Mouza Ibrahimpur J.L.No.36, R.S.No.10, Touzi No 239 Police Station: Sadar Tollygunge, Pargana : Khaspur at and annual rent of Rs.2/10 (Rupees two and ten annas) only to the Jadavpur Estate and

Handwritten notes and signatures on the left margin:
 - A signature: *Skand*
 - A signature: *Supriya Paul*
 - A signature: *Hand*

Sikani Das



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the said rent was subsequently enhanced by the said Zaminder of the Jadavpur Estate Ltd. to Rs.2/15/3.

AND WHEREAS by an Instrument of Bengali Kobala dated 8th day of Falgun 1346 B.S. corresponding to the 21st day of February 1940 executed by the said Smt Chand Bibi in favour of said Bijoy Krishna Bose for the consideration mentioned therein of ALL THAT the land measuring an area of One Bigha Five Cottah and Eight Chittaks more or less out of Two Bighas Two Cottahs and Six Chittaks more or less being portion of Plot no.248/462, Khatian No: 99 of Mouza : Ibrahimpur J.L.No.36, R.S.No.10, Touzi No 239 Police Station: Sadar Tollygunge, Pargana : Khaspur particularly described in the Schedule of the said of Bengali Kobala and fully delineated in the map or plan annexed theretowith all appendages and appurtenances subject to payment to the superior landlord the Jadavpur Estate Ltd. of the annual rent of Rs.1/12/3 (Rupees one anna twelve and three piece) only as the proportionate share of the annual rent and registered in the office of the District Sub Registrar

Supriya Paul
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Sibani Das.



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of Alipore recorded in Book No.1, Volume No.39, Pages 17 to 22,
Being No: 516 for the year 1940.

AND WHEREAS Sukkur Ali Mondal & others were as
Raiyatistithiban tenants seized and possessed of the land
hereditaments and premises containing an area of 40 acres being
Plot No.248/461 and 248/462 Khatian nos.144 and 99, of Mouza:
Ibrahimpur J.L.No.36, R.S.No.10, Police Station: Sadar Tollygunge,
Pargana: Khaspur within Touzi no.239, Sub Registration office
Alipore in the District : 24 Parganas paying an annual rent of Rs.
8-0-6 (Rupees eight and piece six) only to Jadavpur Estate Limited,

AND WHEREAS by an Indenture of Kobala dated the 13th day of
September 1938 executed by the said Sukkur Ali Mondal & others
as Owners/Vendors in favour of Profulla Kumar Sengupta son of
late Rash Behari Sengupta for the consideration therein
mentioned sell, transferred and conveyed of ALL THAT the land and
hereditaments containing an area of Three Cottahs and Ten Chittaks
more or less being the said Plot No.248/461, Khatian no.144 of
Mouza Ibrahimpur particularly described in the Schedule of the

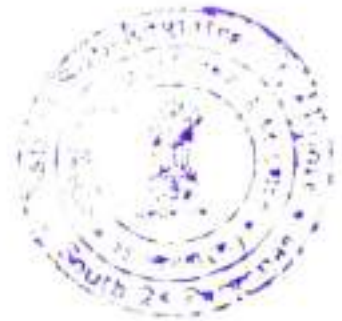
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recorded in Book No.1, Volume no.39, Pages 10 to 16 Being no.515 for the year 1940.

AND WHEREAS the said Bijoy Krishna Bose who was a Hindu governed by Dayabhaga school of Hindu law died intestate on the 7th day of August 1941 leaving behind and surviving him Bibhuti Bhusan Bose his only son and Smt.Santa Shila Bose his sole widow as his only heir and legal representatives.

AND WHEREAS the said Smt Santa Shila Bose died on the 3rd day of November 1949 leaving her surviving Bibhuti Bhusan Bose his only son and as her sole heir.

AND WHEREAS after the death of said Bijoy Krishna Bose and Smt Santa Shila Bose their only son Bibhuti Bhusan Bose thus became the sole and absolute Owner of the aforesaid property left by his parents.

AND WHEREAS the aforesaid land and hereditaments was mutated in the name of Bibhuti Bhusan Bose in the record of Calcutta

Sitani Das.




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Municipal Corporation and had been known and numbered as Premises No. 82, Ibrahimpur Road.

AND WHEREAS on 22.03.1957, the said Bibhuti Bhusan Bose sold, transferred and conveyed at and for a consideration mentioned therein to Sri Janaki Nath Das son of late Chandi Charan Das of ALL THAT the land measuring an area of Six Cottahs One Chittak One Square Feet be the same little more or less comprised in Plot Nos. 248/462 and 248/461, Khatian nos. 99 and 144 of Mouzal Ibrahimpur, L.No. 36, R.S.No. 10, Police Station : Sadar Tollygunge, Pargana: Khaspur within Touzi no. 239, Sub Registration office Alipore in the District : 24 Parganas more particularly described in the Schedule of the said deed. The said deed was registered in the office of Sub Registrar Alipore, Sadar, District: 24 Parganas and recorded in Book No. 1 Volume No. 52 pages 43 to 53 being No. 2441 for the year 1957.

AND WHEREAS said Janaki Nath Das mutated his name in the records of the Calcutta Corporation, as sole owner in respect of his said land and the said property known and numbered as Premises

Sibani Das



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No.82A, Ibrahimpur Road, Police Station: Jadavpur, Kolkata: 700032, within Ward No.96 of the Kolkata Municipal Corporation and absolutely seized and possessed of the same by paying taxes regularly.

AND WHEREAS the said Janaki Nath Das constructed a Three Storied Building vide B S No 229 Dist (T) dated 27.07.1962 and along with Car Parking Space by Extension Plan vide B S No 36 Dist (T) dated 24.04.1964 on the property at Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation and was living in the said along with his family members till his lifetime.

AND WHEREAS said Janaki Nath Das died intestate on 11.01.1974 leaving behind surviving his wife Smt. Sarojini Das, three sons, namely Dhairjendra Nath Das, Sudhirendra Nath Das and Adhirendra Nath Das, two daughters and one daughter-in-law Smt. Muktakana Das wife of late Binayendra Nath Das and grandson Tapas Kumar Das son of late Binayendra Nath Das as his heirs and legal representatives according to Hindu Succession Law.

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AND WHEREAS said Janaki Nath Das during his lifetime executed and registered a Deed of Settlement in respect of the property at Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation and after the death of Janaki Nath Das, according to the said Deed of Settlement, said Sarojini Das got a monthly maintenance of Rs.300/- (Rupees Three Hundred) only, Sudhirendra Nath Das Dhairjendra Nath Das and Adhirendra Nath Das, Muktakana Das and Tapas Kumar Das or their legal heirs or successors would become the joint Owners of the property at Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation. The said deed of Settlement dated 28.11.1962 was registered in the office of Sub Registrar at Alipore recorded in Book No 1, Volume No: 174, Pages 10 to 14, Being No 9568 for the year 1962. By the passage of time the life of said Sarojini Das had come to an end.

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Sujaniya Paul.

Sikari Das.



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AND WHEREAS after the death of Janakinath Das, and Sarojini Das said Sudhirendra Nath Das, Dhairjendra Nath Das, Adhirendra Nath Das, Muktakana Das and Tapas Kumar Das thus became the owners of their respective allotment as per Deed of Settlement dated 28.11.1962 in respect of the property at Premises No.82A, Ibrahimpur Road, Police Station: Jadavpur, Kolkata: 700032, within Ward No.96 of the Kolkata Municipal Corporation.

AND WHEREAS on 31.05.1978 the said Sudhirendra Nath Das, Dhairjendra Nath Das, Adhirendra Nath Das, Muktakana Das and Tapas Kumar Das, executed a Partition deed amongst themselves in connection with the property at Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation.and the said Deed of Partition was registered in the office of District Sub-Registrar at Alipore, District : 24 Pargana dated 31st May1978, and recorded in Book No.1, Volume No 209 , Pages 64 to 69, Being No.5995 for the year 1978.

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Sudhirendra Paul.

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AND WHEREAS by virtue of the said Partition deed, Sudhirendra Nath Das got of ALL THAT the entire Ground Floor of the Three Storied Building together with proportionate share in the land, Dhairjendra Nath Das got ALL THAT the entire First floor of the Three Storied Building together with proportionate share in the land and Adhirendra Nath Das, Mukta Das alias Muktakana Das and Tapas Kumar Das got jointly got ALL THAT the entire Second floor of the Three Storied Building together with proportionate share in the land and all the parties to the said deed have the right to use and enjoy the common portion of the property at Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation and seized and possessed of the same absolutely by paying their respective taxes regularly.

↓
Sudhirendra Nath Das
Dhairjendra Nath Das
Adhirendra Nath Das
Mukta Das
Tapas Kumar Das

AND WHEREAS thus the said Sudhirendra Nath Das is the owner of ALL THAT the entire Ground Floor Flat measuring super built up area of 1625 Square Feet more or less of the said Three Storied building together with undivided share in the land measuring about

Sudhirendra Nath Das




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6 Cottahs 1 Chittak 1 Square Feet more or less, along with proportionate share of common areas and facilities along with easement right of egress and ingress and all common areas attached to the said Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation, District : South 24 Parganas District : South 24 Parganas and absolutely seized and possessed of the same.

AND WHEREAS the said Sudhirendra Nath Das mutated his name in the Recordsof the Kolkata Municipal Corporation in respect of the said flat at Premises No. 82A, Ibrahimpur Road, Kolkata-700 032, having Assessee No. 210960201498, in the District of South 24-Parganas and was paying taxes.

AND WHEREAS on 9th day of July, 1993 the said Sri Sudhirendra Nath Das, Son of Late Janaki Nath Das as Owner executed a Bengali Deed of Family Settlement wherein Sri Sudhirendra Nath Das Son of Late Janaki Nath Das, described therein as the First Trustee and his wife Smt Bulu Rani Das described therein as the Second Trustee and their daughter Smt Shibani Das, the Owner

Shibani Das.




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Alisona, Sonbhadra 24 Perganah

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herein is the ultimate Three Storied building together with undivided share in the land measuring an area of 6 Cottahs 1 Chittak 1 Square Feet more or less, along with proportionate share of common areas and facilities along with easement right of egress and ingress and all common areas attached to the said of the property at Premises No. 82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation, District : South 24 Parganas, The Said deed was registered in the office of the District Sub-Registrar at Alipore and recorded therein in Book No.1, CD Volume No. 175, Pages 375 to 383,Being No. 9512 for the year 1993.

AND WHEREAS said Sri Sudhirendra Nath Das, Son of Late Janaki Nath Das died on 05.05.1997 and on his death his wife Smt Bulu Rani Das was the Second Trustee of the aforesaid property.

AND WHEREAS Smt Bulu Rani Das the Second Trustee of the aforesaid property died on 09.01.2016 and on her death the said Smt Shibani Das, is the ultimate beneficiary and sole Owner herein

Shibani Das.



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of the aforesaid Ground Floor Flat of the said Three Storied building together with undivided share in the land measuring an area of 6 Cottahs 1 Chittak 1 Square Feet more or less, along with proportionate share of common areas and facilities along with easement right of egress and ingress and all common areas attached to the said of the property at Premises No. 82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation, District : South 24 Parganas

Sub
Supriya Paul

Sitani Das

AND WHEREAS in answer to the requisitions on title the Owner has declared that Sale deed dated 22.03.1957, executed by Bibhuti Bhusan Bose in favour of Sri Janaki Nath Das registered in the office of Sub Registrar Alipore , Sadar, District: 24 Parganas and recorded in Book No.1 Volume No.52 pages 43 to 53 Being No.2441 for the year 1957and deed of Settlement dated 28.11.1962 executed by Sri Janaki Nath Das registered in the office of Sub Registrar at Alipore recorded in Book No 1, Volume No: 174, Pages 10 to 14, Being No 9568 for the year 1962were lost or misplaced and the aforesaid property morefully and particularly described in

Sitani Das



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the First Schedule hereunder written are not pledged or mortgaged till this date by depositing the Title Deeds in anywhere and/or any financial institutions/person/body of persons as Security for any debt or claim and to that effect the all Owners of the First Schedule Property have already taken necessary steps by lodging G.D Entry to the Local Police Station, Swearing affidavit before the Judicial Magistrate and Published Notification in the daily Bengali Newspaper and the Owner^s herein further declare that the aforesaid property is absolutely free from all encumbrances and the Owner^s have a good marketable title in the Second Schedule property and the First Schedule property is not covered by any acquisition, requisition for road alignment by the KMDA, Kolkata Municipal Corporation or any other Government/Sent Government Agencies/Authorities or statutory bodies .

AND WHEREAS in case the said documents hereafter discovered anywhere it will be delivered forthwith to the present Purchasers and/or their heirs, successors , executors, administrators or assigns at free of costs, charges and expenses on that account.

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AND WHEREAS on 25/01.2016 the parties herein have jointly entered in to an agreement for Sale in respect of the Second Schedule property at and for a total consideration of Rs. 40,00,000/- (Rupees Forty Lac) only free from all encumbrances, charges, liens, attachments, mortgage etc.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement for sale dated 25 01.2016 and in consideration of the payment of the said total sum of Rs. 40,00,000/ (Rupees Forty Lac) only being the full and entire amount of consideration price paid by the Purchasers herein to the Owner/Vendor as per Memo of Consideration below (the receipt whereof the Owner/Vendor has admitted, acknowledged and of and from the same and every part thereof and the Owner/Vendor doth hereby acquit, release and forever discharge the Purchasers as well as property hereby transferred and conveyed) the Owner/Vendor doth hereby absolutely and indefeasible grants, conveys, transfers assures and assigns of their all right, title and interest unto and in favour of the

by
 Supriya Paul
 Subani Das

Subani Das







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Purchasers here in of ALL THAT the entire Ground Floor Flat measuring super built up area of 1625 Square Feet more or less of the said Three Storied building and morefully and particularly shown and delineated in "RED" colour border in the map or plans attached hereto together with undivided share in the land measuring about Six Cottahs One Chittak One Square Feet more or less, along with proportionate share of common areas and facilities along with easement right of egress and ingress through the main entrance gate and all common areas attached to the said Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation, District : South 24 Parganas morefully and particularly described in the SECOND SCHEDULE hereunder written and for the sake of brevity hereinafter referred to as the said flat/unit/apartment. TOGETHER WITH all drains, sewers of common utility and all other properties hereby sold and conveyed and transferred, cumulatively and properties appertaining thereto along with laterally support for the said flat therein of the said premises and construction as also of the use of the common areas and common



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facilities in common with other occupants of the said premises and also the right to use uninterrupted common rights and in respect of common passage and all other common areas of premises together with proportionate ownership on common wall of the said flat with all benefits of whatsoever nature and other rights liberties easements, appendages and all estate rights, title, interest property claim whatsoever to the Owners/Vendors free from all encumbrances, charges, liens, attachment, mortgage etc. whatsoever thereto the Owner/Vendor doth hereby handover and deliver possession of the said Ground flat morefully and particularly described in the SECOND SCHEDULE hereunder written to the Purchasers TO HAVE AND TO HOLD the said unit/flat/apartment hereditament and premises hereby conveyed to the Purchasers as aforesaid AND THAT the Owner/Vendor doth hereby grants and conveys unto and in favour of the Purchasers the aforesaid flat covering entire Ground Floor of the Three Storied building lying situate at and being Premises No. 82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation, District : South 24 Parganas




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morefully and particularly described in the SECOND SCHEDULE hereunder written and the Purchasers shall at all times hereafter peacefully quietly own possess and enjoy each and every part thereof without any lawful eviction, uninterruptedly from any quarter whatsoever and free from all encumbrances, charges, liens, attachments, mortgage etc. AND the Owner/Vendor doth hereby covenants with the Purchasers that notwithstanding any act, deed, matter or things by the Owner/Vendor made, done or executed as knowingly suffered to the contrary the Owner/Vendor has all right, full power and absolute authority and indefeasible right to grant, transfer, convey, sale, assign, release, confirm and the said SECOND SCHEDULE Property and the Owner/Vendor herein declared that she has not encumbered the said unit morefully described in the SECOND SCHEDULE hereunder written and also have not encumbered any common portion of the Premises No. 82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation, District : South 24 Parganas and the Owner/Vendor further declare that the property tax in respect of the said unit, flat particularly described in


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District sub-Registrar in

Aligero, South 24 Parganas

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the SECOND SCHEDULE hereunder written has been paid and cleared upto date and the Purchasers herein similarly undertake that they will not encroach upon any part of the common portion such as staircase etc. and the Purchasers hereby undertake that it will not make any addition or alteration which will affect the structural stability of the building but the Purchaser shall have the right to repair, renovation, interior decoration and/or alteration without affecting structural stability of the building violating the Kolkata Municipal Corporation rules within the covered area of their flat including installation of air-conditioner, generator, inverter, antenna, telephone etc.

THE OWNER/ VENDOR DOETH HEREBY COVENANT WITH THE PURCHASERS AS FOLLOWS :-

1. The Owner/Vendor further covenants with the Purchasers that the said Purchasers shall have the right to use of the common areas and facilities and amenities mentioned and described in the THIRD SCHEDULE hereunder AND TOGETHER WITH the right to use for egress and ingress from and to the said floor/flat or in part

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thereof in common with the owners and occupiers for the time being of the other portions of the premises entrance paths and passages leading to the said floor/flat or any part thereof TO HAVE AND TO HOLD the building and the common areas and facilities and amenities and all other rights granted, shared, released, expressed or intended so to be unto the Purchasers free from all encumbrances, charges, liens, attachments, subject to the covenants and stipulations contained in the THIRD SCHEDULE hereunder written.

2. The said floor/Flat is free from all encumbrances and the Owner/Vendor and every person or persons having or lawfully or equitably claiming any estate right title and interest in or to or upon the said floor/Flat and the said undivided impartible share in the land as mentioned hereinbefore mentioned on any parts through, under or in trust for the Owner/Vendor shall from time to time and at all times hereafter upon every reasonable request and cost of the Purchasers or any person or persons claiming from, under or in trust for the Purchasers do make acknowledge and execute all such further and lawfully and reasonable acts and deeds and things

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whatsoever for further and better and more perfectly assuring the said Floor/Flat and the undivided proportionate share in the land as hereinbefore mentioned absolutely unto and in favour of the Purchasers in matter aforesaid as shall or may be reasonably required.

3. The Purchasers will be entitled to have it's names mutated in respect of the property purchased hereby in the Office of the appropriate authority including the Kolkata Municipal Corporation, at their own costs and the Owner/Vendor grants hereby consents and "No Objection" to such mutation in the names of the Purchasers.

4. The Purchasers shall be entitled to sell, mortgage, lease or let out and otherwise shall be able to alienate the said Ground Floor/Flat hereby conveyed subject to terms herein contained to any one without the consent of the Owner/Vendor, her heirs and successors or subsequent owners who may hereafter acquire any right, title or interest similar to those acquired by the Purchasers under the terms of this conveyance.

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5. The Purchasers shall have common right, title and interest in respect of the outside wall of the building and have the right of repairing, colour washing, white washing either along with the other flat owners.
6. The Owner/Vendor also covenants that all fixed fittings and fixtures and furniture now in existence in the ground Floor/Flat shall belong to the Purchasers.
7. The Owner/Vendor also state that the said Ground Floor/Flat is free from all encumbrances and freely and clearly absolutely acquitted, exonerated and released of from or by the Owner/Vendor and well and sufficiently saved, defended, kept harmless and indemnified of from and against of or any manner of claims demands charges, liens, debts, attachments and encumbrances whatsoever made or suffered by the Owner/Vendor or any person lawfully and equitably claiming as aforesaid.
8. The Owner/Vendor declares that simultaneously with the execution of this deed handover all documents of title in respect of the said


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Floor/Flat together with proportionate undivided proportionate share or interest in the land of the said building particularly described in the FIRST SCHEDULE hereunder written which documents are particularly described in the FOURTH SCHEDULE hereunder written to the Purchasers along with the execution of this deed.

9. The Purchasers also covenant with the Owner/Vendor that the Purchasers will enjoy all rights easement and/or quasi-easements set out in the THIRD SCHEDULE as hereunder written.

10. The Purchasers also covenants that the Purchasers have satisfied themselves about the rights, title, ownership, encumbrances, statutory dues etc. of the conveyed.

11. That any error in the description of the said Second Schedule property and/ or the said building premises, if subsequently discovered, the said defect will be corrected by the Owner/Vendor at the costs of the Purchasers by executing and registering deed or documents in favour of the Purchasers in support of this deed.

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THE FIRST SCHEDULE ABOVE REFERRED TO:

(Description of the Entire Property)

ALL THAT the land measuring an area of Six Cottahs One Chittak One Square Feet be the same little more or less comprised in Plot Nos. 248/461, and 248/462 Khatian nos.99 and 144 of Mouza:Ibrahimpur, J.L.No.36, R.S.No.10, Police Station :Jadavpur, Pargana: Khaspur within Touzi no.239, Additional District Sub Registration office Alipore in the District : South 24 Parganas together with Three Storied Building standing thereon lying situate at and being Premises No. 82A, Ibrahimpur Road, Police Station: Jadavpur, Kolkata: 700032, within Ward No.96 of the Kolkata Municipal Corporation, butted and bounded as follows:-

ON THE NORTH :15 Feet wide KMC Road**ON THE EAST** : 82 B Ibrahimpur Road**ON THE SOUTH** :82 C Ibrahimpur Road**ON THE WEST** : 78B Ibrahimpur Road

Sibani Das.



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The building is more than 20 years old and having no lift facility
 A site plan of the of the First Schedule property is attached herewith

THE SECOND SCHEDULE ABOVE REFERRED TO :

(PROPERTY HEREBY CONVEYED)

ALL THAT the entire Ground Floor Flat with mosaic flooring measuring super built up area of 1625 Square Feet more or less of the said Three Storied building, the said flat is delineated by RED Colour boarder on the Map or Plan annexed hereto together with undivided proportionate share in the land measuring an area of Six ~~Couahs~~ One Chittak One Square Feet more or less comprised in Plot Nos. 248/461, and 248/462, Khatian nos. 99 and 144 of Mouza : Ibrahimpur, J.L.No.36, R.S.No.10, Police Station :Jadavpur, Pargana: Khaspur within Touzi no.239, Additional District Sub Registration office Alipore lying situate at and being Premises No.82A, Ibrahimpur Road, Police Station :Jadavpur, Kolkata : 700032, within Ward No.96 of the Kolkata Municipal Corporation District : South 24 Parganas along with right of user of the common

Subend
 Subinaya Paul
 Subinaya Paul



[Handwritten signature]

District sub-Registrar-II

Alipore, South 24 Parganas

22 .III 2021

6. One pump with electric motor.
7. One underground reservoir for storing the filtered water supplied by the Kolkata Municipal Corporation.
8. One ground floor septic tank in the back open space.
9. One overhead reservoir on the roof.
10. Light, fitting in the common staircase and building.
11. Common drains, common Kolkata Municipal Corporation water connection and rain water pipes etc.
12. Electric meter room under staircase.
13. All other parts of the said building necessary for its existences maintenance and safety or normally in common use.

THE FOURTH SCHEDULE ABOVE REFERRED TO :

- a. KMC paid receipts.
- b. Deed was registered in the office of the District Sub-Registrar at Alipore and recorded therein in Book No.1, CD Volume No. 175, Pages 375 to 383, Being No. 9512 for the year 1993.

Sihani Das



District sub-Registrar-II

Alipore, South 24 Parganas

22 JUL 2021

IN WITNESS WHEREOF the PARTIES hereto have set and subscribed their respective hands and seal on the day, month and year first above written.

SIGNED, SEAL & DELIVERED

in the presence of

WITNESSES:

1. Piyali Das
Daughter of
Ranjit Kumar Das
8/72 Bijoy garh
kol- 32
2. Ranjit Kumar Das
Subhasis
Das
Advocate
Alipore Judges' Court,
Kolkata, Kal. 27

Sikari Das

OWNER/VENDOR

Sudagan kr Paul (Hr)
Supriya Paul
Swarnare kr. Paul,
Ranaj Paul (Hr)

PURCHASERS

Drafted by us per documents supplied

by the Purchasers :

Subhasis Das Das
Advocate,
Alipore Judges' Court,
Kolkata : 700027.
WB 932 06 1987



District sub-Registrar-II

Alipore, South 24 Parganas

22. III. 2001

RECEIVED from the within named **PURCHASERS** the within mentioned sum of Rs. 40,00,000/- (Rupees Forty Lac) only being the total consideration for the **SECOND SCHEDULE** property hereinabove written as per Memo below –

MEMO OF CONSIDERATION

By Cheque No 979571 dated 31.10.2015 drawn on UCO bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
By Cheque No 891443 dated 30.10.2015 drawn on Syndicate bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
By Cheque No 109023 dated 30.10.2015 drawn on central bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
By Cheque No 093784 dated 31.10.2015 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
By Cheque No 120984 dated 03.11.2015 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 1,00,000/-
By Transfer on different dates	Rs 4,00,000/-
By Cheque No 000067 dated 08.09.2020 drawn on UCO bank, Jadavpur Branch in the name of the Owner	Rs 20,000/-
By Cheque No 227328 dated 09.09.2020 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 25,000/-
By Cheque No 000080 dated 03.06.2021 drawn on UCO bank, Jadavpur Branch in the name of the Owner	Rs 2,50,000/-
Cheque No 188551 dated 05.06.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 2,50,000/-
Cheque No 210138 dated 07.06.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 2,50,000/-
Cheque No 262953 dated 09.06.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 2,50,000/-
Cheque No 000084 dated 07.07.2021 drawn on UCO bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
Central Bank Cheque No 188553 dated 07.07.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
Cheque No 262958 dated 07.07.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
By Cheque No 210140 dated 07.07.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 50,000/-
By RTGS being no UCBAH21198092363 dated 17.07.2021 from UCO Bank Jadavpur Branch to the Account of the Owner lying Central Bank, Jadavpur Branch	Rs 5,05,000/-
By Cheque No 262961 dated 20.07.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 3,00,000/-
By Cheque No 210141 dated 20.07.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 3,25,000/-

Silvani Das



District sub-Registrar-II

Alipore, South 24 Parganas

22 JUL 2021

By Cheque No 188554 dated 20.07.2021 drawn on Central Bank, Jadavpur Branch in the name of the Owner	Rs 3,25,000/-
By Bank draft being no 137305 issued by Central Bank, Jadavpur Branch in the name of the Owner	Rs 2,00,000/-
By Bank draft being no 137306 issued by Central Bank, Jadavpur Branch in the name of the Owner	Rs 2,00,000/-
By Bank draft being no 137307 issued by Central Bank, Jadavpur Branch in the name of the Owner	Rs 2,00,000/-
Total	Rs 40,000,000/-

Total Rupees Forty Lac Only

WITNESSES:

1. *Pigali Das*

2. *Subhasis Das*
Gurun A.P.

Sibani Das.

OWNER/VENDOR



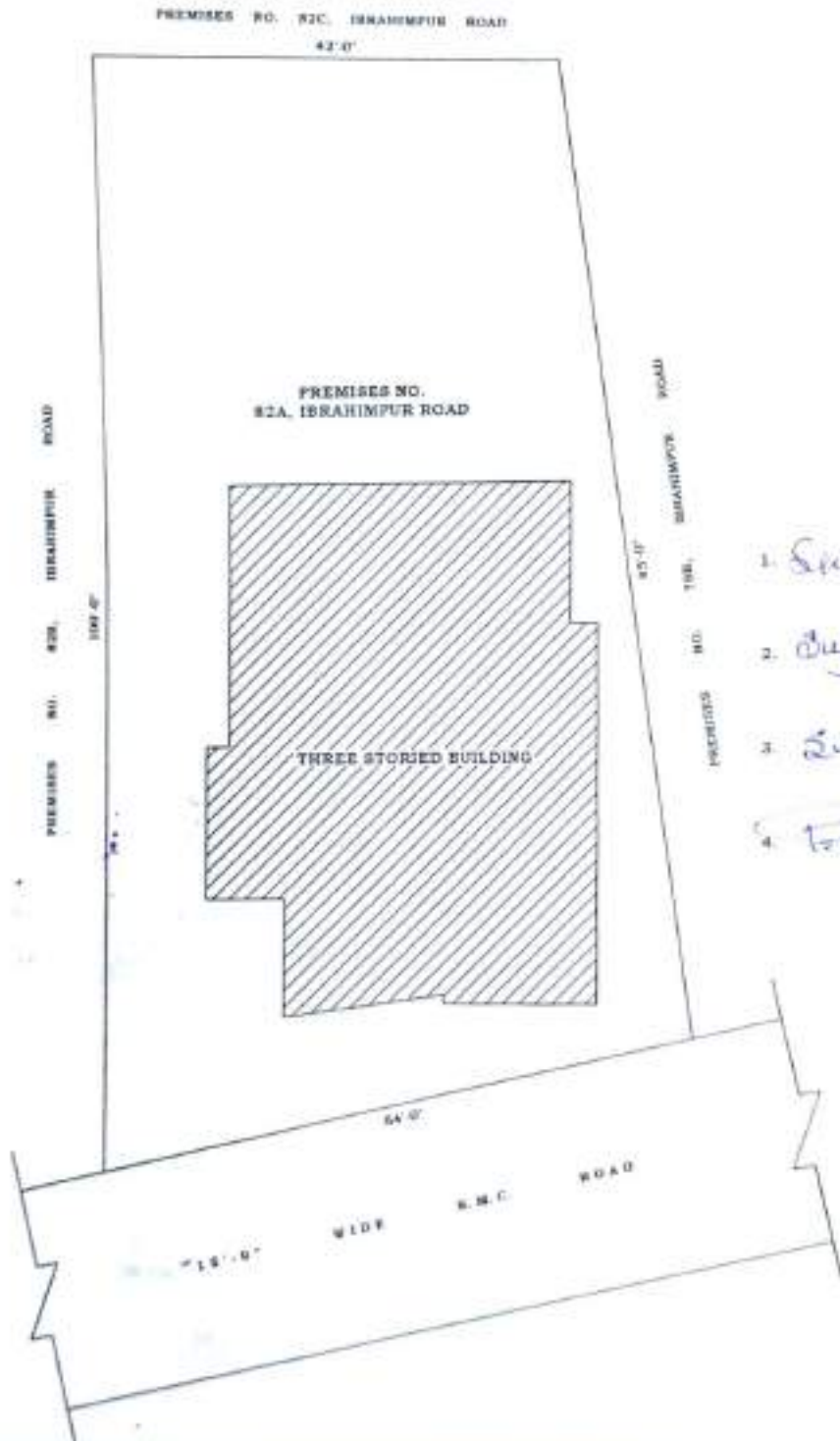
District sub-Registrar-II

Alipore, South 24 Parganas

22 JUL 2021

PLAN IN RESPECT OF A PIECE AND PARCEL OF LAND TOGETHER WITH A THREE STORIED BUILDING STANDING THEREON, COMPRISED IN MOUZA : IBRAHIMPUR, PARGANA : KHASPUR, J.L. NO.36, R.S. NO.10, WITHIN TOUZI NO. 239, PLOT NOS. 248/461 AN 248/462, KHATIAN NOS. 99 AND 144, LYING, SITUATE AT AND BEING PREMISES NO. 82A, IBRAHIMPUR ROAD, POLICE STATION : JADAVPUR, KOLKATA : 700032, WITHIN THE LIMITS OF THE KOLKATA MUNICIPAL CORPORATION, IN ITS WARD NO. 96, DISTRICT : SOUTH 24 PARGANAS.

AREA OF LAND : 6 COTTARS 1 CHITTAK 1 SQUARE FEET (MORE OR LESS)
TOGETHER WITH THREE STORIED BUILDING STANDING THEREON



Sikani Sris.
OWNER/VENDOR

1. Swapan K. Paul
2. Supriya Paul.
3. Swarnava K. Paul.
4. Purnima Paul

PURCHASERS

Drawn by
[Signature]
"Seal"
Alipore Judges' Court,
Kolkata, 700022



[Handwritten signature]

District Sub-Registrar-II

Alipore, South 24 Parganas

22 III 2021

PLAN : 2 OF 2

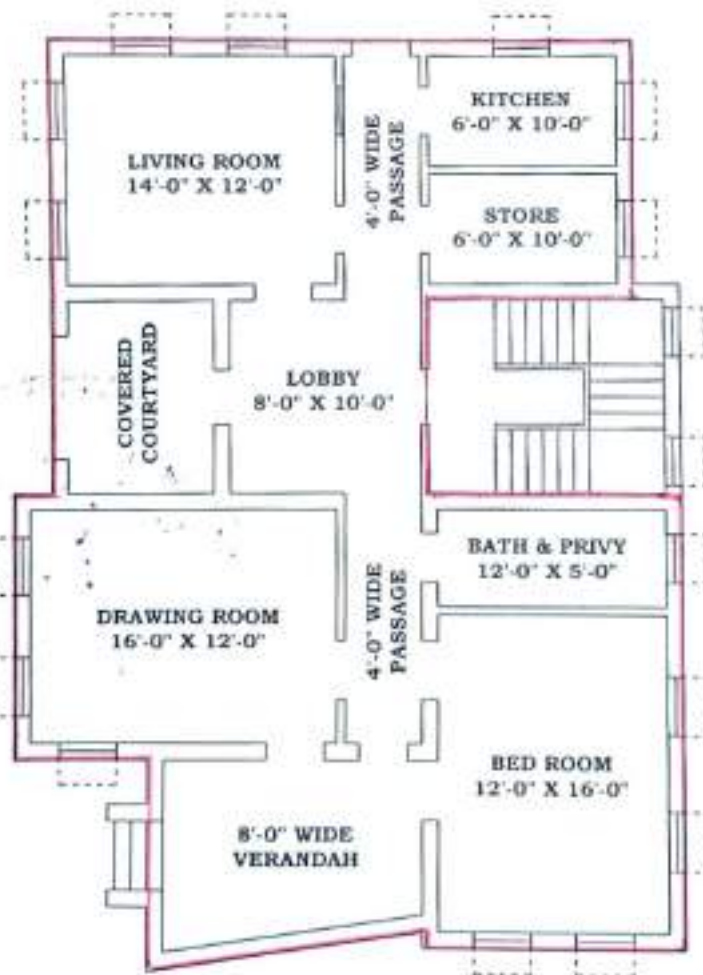
PLAN IN RESPECT OF ENTIRE GROUND FLOOR FLAT OF A THREE STORIED BUILDING,
COMPRISED IN MOUZA : IBRAHIMPUR, PARGANA : KHASPUR, J.L. NO.36, R.S. NO.10, WITHIN
TOUZI NO. 239, PLOT NOS. 248/461 AN 248/462, KHATIAN NOS. 99 AND 144, LYING, SITUATE
AT AND BEING PREMISES NO. 82A, IBRAHIMPUR ROAD, POLICE STATION : JADAVPUR,
KOLKATA : 700032, WITHIN THE LIMITS OF THE KOLKATA MUNICIPAL CORPORATION, IN ITS
WARD NO. 96, DISTRICT : SOUTH 24-PARGANAS

SUPER BUILT-UP AREA OF FLAT : 1625 SQUARE FEET (MORE OR LESS)
(SHOWN IN "RED" COLOUR BORDER)
(IS HEREBY CONVEYED)

NAME OF THE OWNER/VENDOR : SRIMATI SIBANI DAS



NAME OF THE PURCHASERS :
SRI SWAPAN KUMAR PAUL, SMT. SUPRIYA PAUL, SRI SWARNAVA KUMAR PAUL & SRI PRANAY PAUL



Sibani Das
 OWNER/VENDOR

1. *Swapan Kumar Paul*
2. *Supriya Paul*
3. *Swarnava K. Paul*
4. *Pranay Paul*

PURCHASERS

GROUND FLOOR PLAN

Traced by :
Alpana K. Chatterjee
 "Daktar",
 Alipore Judges' Court,
 Kolkata : 700027.



District sub-Registration

Alibere, Serich 24 Pargana

22 JUL 2021



Left Hand



Right Hand



NAME : SRIMATI SIBANI DAS.

Signature :

Sibani Das.



Left Hand



Right Hand



NAME : SRI SWAPAN KUMAR PAUL

Signature :

Swapan Kumar Paul (Print)



Left Hand



Right Hand



NAME : SMT. SUPRIYA PAUL

Signature :

Supriya Paul.




District sub-Registrar-II

Alipore, South 24 Parganas

22 JUL 2021

Thumb Index Finger Middle Finger Ring Finger Little Finger



Left Hand



Right Hand



NAME : SRI SWARNA KUMAR PAUL

Signature :

Swarna Kumar Paul (Paul)



Left Hand



Right Hand



NAME : SRI PRANAY PAUL

Signature :

Pranay Paul (Paul)



Left Hand



Right Hand



NAME :

Signature :



District sub-Registrar-III

Alipore, South 24 Parganas

22 JUL 2021

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SIBANI DAS

SUDHIRENDRA NATH DAS

06/03/1954

Permanent Account Number

AWQPD8057Q

Sibani Das
Signature



Sibani Das



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
ভারত সরকার

Unique Identification Authority of India
Government of India

ভালিফিকেশন আই ডি/Enrollment No.: 1040/19966/01199

To
শিবানী দাস
SHIBANI DAS
82A IBRAHIMPUR ROAD
YADAVPUR UNIVERSITY Jadavpur University S.O
Jadavpur University Kolkata
West Bengal 700032

14/11/2012



MN187591425DF



আপনার আধার সংখ্যা/ Your Aadhaar No. :

7122 8574 3236

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA



শিবানী দাস
SHIBANI DAS
পিতা : সুধিরেন্দ্র নাথ দাস
Father : SUDHIRENDRA NATH DAS
জন্ম তারিখ / Year of Birth : 1954
মহিলা / Female

7122 8574 3236



আধার - সাধারণ মানুষের অধিকার

Shibani Das



তথ্য

- ১. এআর পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- ২. পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন করা প্রাপ্ত করণ।

INFORMATION

- 1. Aadhaar is proof of identity, not of citizenship.
- 2. To establish identity, authenticate online.

১. এআর পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।

২. পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন করা প্রাপ্ত করণ।

3. Aadhaar is valid throughout the country.

4. Aadhaar will be helpful in availing Government and Non-Government services in future.

1875 9442



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা
৮২এ, ইব্রাহিমপুর রোড, যাদবপুর
জবাবপুর বিশ্ববিদ্যালয়,
কলকাতা, পশ্চিমবঙ্গ,
৭০০০৩২

Address:
82A, IBRAHIMPUR ROAD,
YADAVPUR UNIVERSITY,
Jadavpur University S. O.,
Jadavpur University, Kolkata,
West Bengal, 700032



1875 9442 1875 9442



aa@uidai.gov.in



www.uidai.gov.in



PO Box No 1947,
Bengaluru-560 001



অসংকীর্ণ বিশ্বের পশ্চিম আধিকার

ভারত সরকার

Unique Identification Authority of India
Government of India

সংস্করণ: ৪৫ (১৫-ইসিআই) (১৫-ইসিআই) (১৫-ইসিআই)

১. নাম: পিয়ালি দাস
২. পিতা: ডাঃ
৩. ঠিকানা: ৪০৬
৪. যোগাযোগ: ৯৮৫৩১
৫. জন্ম তারিখ: ১৫/০৮/১৯৮৫
৬. মোবাইল: ৯৮৫৩১
৭. পিতার নাম: ডাঃ



আপনার নাম: **5635 9866 0763**
Your Name: **5635 9866 0763**

সংস্করণ: **5635 9866 0763**
Version: **5635 9866 0763**



ভারত সরকার
GOVERNMENT OF INDIA



নাম: পিয়ালি দাস
পিতা: ডাঃ
ঠিকানা: ৪০৬
যোগাযোগ: ৯৮৫৩১
জন্ম তারিখ: ১৫/০৮/১৯৮৫
মোবাইল: ৯৮৫৩১
পিতার নাম: ডাঃ



আধার - সাধারণ মানুষের অধিকার

Piyali Das



অসংকীর্ণ বিশ্বের পশ্চিম আধিকার

ভারত সরকার

Unique Identification Authority of India
Government of India

সংস্করণ: ৪৫ (১৫-ইসিআই) (১৫-ইসিআই) (১৫-ইসিআই)

১. নাম: পিয়ালি দাস
২. পিতা: ডাঃ
৩. ঠিকানা: ৪০৬
৪. যোগাযোগ: ৯৮৫৩১
৫. জন্ম তারিখ: ১৫/০৮/১৯৮৫
৬. মোবাইল: ৯৮৫৩১
৭. পিতার নাম: ডাঃ

আপনার নাম: **5635 9866 0763**
Your Name: **5635 9866 0763**

সংস্করণ: **5635 9866 0763**
Version: **5635 9866 0763**



ভারত সরকার
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

নাম: পিয়ালি দাস
পিতা: ডাঃ
ঠিকানা: ৪০৬
যোগাযোগ: ৯৮৫৩১
জন্ম তারিখ: ১৫/০৮/১৯৮৫
মোবাইল: ৯৮৫৩১
পিতার নাম: ডাঃ

Address:
৪০৬, BRAHMAPUR ROAD,
VADAVPUR UNIVERSITY,
JADAVPUR UNIVERSITY S.O.,
Jadavpur University, Kolkata,
West Bengal, 700032

আধার - সাধারণ মানুষের অধিকার

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AFUPP7314M



नाम / Name
SWAPAN KUMAR PAUL

पिता का नाम / Father's Name
MAKHAN CHANDRA PAUL

जन्म की तारीख / Date of Birth
30/11/1953

Swapan K Paul
हस्ताक्षर / Signature



02/06/2017

Swapan K Paul

इस कार्ड को खोने / इसे गलत रूप से सुविधा देने / खोने /
उपरोक्त पैरामिटर कार्ड, एन एन डी एन
5 वीं मंजिल, मारी स्टर्लिंग, प्लॉट नं. 341, सर्वे नं. 997/8,
मोडल कॉलोनी, नर दीप बंगला चौक, पुणे - 411 016.

If this card is lost / someone's lost card is found,
please inform / return to :
Income Tax PAN Services Unit, NSDL,
5th floor, Marri Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bangalow Chowk,
Pune - 411 016.
Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: trand@nsdl.co.in

आयकर विभाग
INCOME TAX DEPARTMENT
SUPRIYA PAUL

भारत सरकार
GOVT. OF INDIA

MANICK CHANDRA PAUL

08/10/1960
Permanent Account Number
CNZPP4682H

Supriya Paul
Signature



Supriya Paul

In case this card is lost / found, kindly inform / return to:
Income Tax PAN Service Unit, UTITSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यदि कार्ड के खोने/पाने का सूचना सुनिश्चित करें/वापस करें:
आयकर विभाग यूटीआईएसएल
प्लॉट नं. 3, सेक्टर 11, सीबीडी बेलपुर,
नवी मुंबई - 400 614

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ARNAVA KUMAR PAUL

APAN KUMAR PAUL

01/1985

Permanent Account Number

MPP8984A

Signature



Arnav K. Paul

In case this card is lost / found, kindly inform / return to :

Income Tax PAN Services Unit, ITESI,
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यदि कोई कार्ड खो जाये या कृपया लौटाने में / लौटाने

आयकर पैन सेवा यूनिट, ITESI,

प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. बेलपुर,

नवी मुंबई - 400 614.

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
CNZPP4680F



नाम / Name
PRANAY PAUL

पिता का नाम / Father's Name
SIVAPAN KUMAR PAUL

जन्म की तिथि /
Date of Birth
14/09/1985

हस्ताक्षर / Signature

इस कार्ड के खोले/पाने पर कृपया सूचित करें/सूचित करें:

आयकर विभाग द्वारा, एन एन डी एन
5 वीं मंजिल, माउंट स्टार्लिंग,
प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कॉलोनी, नज़र देव बांगलौ चौक के पास,
पुणे - 411 016.

If this card is lost / someone's lost card is found,
please inform / return to:

Income Tax PAN Services Unit, NSDL,
5th Floor, Mount Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bangalou Chowk,
Pune - 411 016.

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: info@nsdl.co.in

Note: This is not original card, this is just copy.

Pranay Paul



ভারতীয় বিস্ময় পরিষদ
 ভারত সরকার
 Unique Identification Authority of India
 Government of India

সংশোধিত সী। বি। | Enrolment No.: 1040/20129/15818

To,
 Supriya Paul
 41/2, BAKULAKHUR ROAD,
 JALDA/19/16
 Jadavpur University,
 Circle Avenue, Kolkata
 West Bengal 700032
 MN67741910AFT



আপনার আধার নম্বর / Your Aadhaar No. :

2642 7015 1793

আধার - সাধারণ শ্রেণীর আধিকার



সংসদ সরকার
 Government of India



সুপ্রিয়া পল
 Supriya Paul
 বি.সি. : ৪১/২ বি.সি. : ১৬
 Full name: SUPRIYA CHANDRA PAUL
 সংশোধিত/DOB: ১৪/১০/১৯৬৬
 এম.ই. : Kolkata

2642 7015 1793

আধার - সাধারণ শ্রেণীর আধিকার

Supriya Paul



- তথ্য
- অধার হলো একটি সরকারি পরিষদের দ্বারা প্রদত্ত।
 - অধার হলো একটি অনন্য সরকারি পরিষদের দ্বারা প্রদত্ত।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

• অধার হলো প্রমাণ নয়।
 • অধার পরিচয় প্রমাণের ও প্রমাণের প্রমাণ প্রমাণ নয়।
 • অধার হলো প্রমাণের প্রমাণের প্রমাণ নয়।
 • অধার হলো প্রমাণের প্রমাণের প্রমাণ নয়।
 • অধার হলো প্রমাণের প্রমাণের প্রমাণ নয়।



সংসদ সরকার
 Unique Identification Authority of India

সুপ্রিয়া পল
 Supriya Paul
 বি.সি. : ৪১/২ বি.সি. : ১৬
 Full name: SUPRIYA CHANDRA PAUL
 সংশোধিত/DOB: ১৪/১০/১৯৬৬
 এম.ই. : Kolkata

2642 7015 1793

আধার - সাধারণ শ্রেণীর আধিকার



भारतीय पहचान प्राधिकरण

भारत सरकार

Unique Identification Authority of India
Government of India

Enrollment No. : 06347004234025

To
Pranay Patel

CEO Section Kumar Tula
807
BHOJAVANU ROAD
Jodhpur University
Jodhpur University, Civic Avenue, Jodhpur
Pin Code - 342002
812875888



आपका आधार क्रमांक / Your Aadhaar No. :

3147 8319 5257

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Pranay Patel
DOB: 14/06/2000

3147 8319 5257



मेरा आधार, मेरी पहचान



सूचना

1. इस सूचना से साफ है, सश्रीकता से नहीं।
2. सूचना से क्या भीतरदाता उपयोग कर सकते हैं।

INFORMATION

Aadhaar is proof of identity, not of citizenship.
To establish identity, authenticable online.

1. आधार देश भर में मान्य है।
2. भारत अधिकांश सरकारी और नि-सरकारी सेवाओं में आम जमान में उपयोग होता है।
3. Aadhaar is valid throughout the country.
4. Aadhaar will be helpful in availing Government and Non-Government services in future.



भारत सरकार
Unique Identification Authority of India

Pranay, CEO Section Kumar Tula, 807, BHOJAVANU ROAD, Jodhpur University, Civic Avenue, Jodhpur, Pin Code - 342002, 812875888



3147 8319 5257



Pranay Patel



ভারতীয় বিসিই পরিচয় প্রাধিকারণ

ভারত সরকার

Unique Identification Authority of India
Government of India

সফটওয়্যার আই আই (Enrollment No.: 10A020729A19A19)

To
শ্রী সুনীল কুমার পাল
8215 0879 1125
JADAVPUR
Jadava University
Cross Avenue Road
West Bengal 700032
9774741925
MM0774192549FT



আমার: আমার সংখ্যা / Your Aadhaar No. :
8215 0879 1125

আমার - আমার মন্ত্রণার অধিকার



ভারত সরকার
Government of India



শ্রী সুনীল কুমার পাল
8215 0879 1125
Father: SWAMAVA KUMAR PAUL
ADDRESS/DOA: 140011566
Type/Date:



8215 0879 1125
আমার - আমার মন্ত্রণার অধিকার

Swamava K. Paul



সংখ্যা

- এটা পরিচয় প্রমাণ, নাগরিকত্ব প্রমাণ নয়।
- পরিচয় প্রমাণ অন্যান্য সরকারি সেবা গ্রহণের জন্য প্রয়োজনীয়।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

• দেশের সারা দেশে মান্য।
 • ভারত জীবিত থাকাকালীন ও দেশের সারা জায়গায় মান্য।
 • Aadhaar is valid throughout the country.
 • Aadhaar will be helpful in availing Government and Non-Government services in future.



স্বাধীনতা
স্বাধীনতা
Unique Identification Authority of India

ঠিকানা:
87/2, Turfaga Road, 87/2, Turfaga Road,
জাদবপুর, জাদবপুর, জাদবপুর, জাদবপুর,
জাদবপুর বিশ্ববিদ্যালয়, জাদবপুর বিশ্ববিদ্যালয়,
জাদবপুর বিশ্ববিদ্যালয়, জাদবপুর বিশ্ববিদ্যালয়,
West Bengal, India West Bengal, India

8215 0879 1125

আমার - আমার মন্ত্রণার অধিকার


 ভারত সরকার
 Government of India



নাম লক্ষ্মণ চন্দ্র পাল
পদ সিনিয়র পাবলিক অফিসার
পদ SENIOR PUBLIC OFFICER
পদ LAXMAN CHANDRA PAUL
জন্ম তারিখ 30/11/1953



9465 1768 6675

স্বাক্ষরণ মানুষের অধিকার

Swapan to land.


 ভারতীয় মিলিটারি পরিচয় প্রদানকারী
 Unique Identification Authority of India

<p><small>ঠিকানা</small></p> <p> ৪৭/২, ইব্রাহিমপুর রোড, জাদবপুর, জাদবপুর বিশ্ববিদ্যালয়, জাদবপুর বিশ্ববিদ্যালয়, কোলকাতা-৭০০০৩২ পশ্চিম বঙ্গ, ৭০০০৩২ </p>	<p><small>Address</small></p> <p> ৪৭/২, IBRAHIMPUR ROAD, JADAVPUR, Jadavpur University, Jadavpur University, Kolkata, West Bengal 700032 </p>
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9465 1768 6675


1800 300 1047


nao@uaid.gov.in


www.uai.gov.in

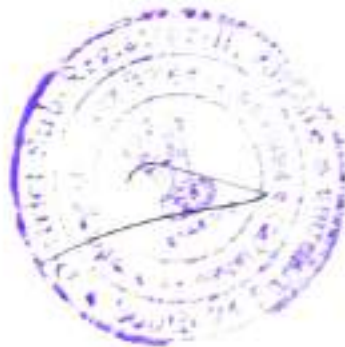


Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - II SOUTH 24-PARGANAS, District Name : South 24-Parganas
Signature / LTI Sheet of Query No/Year 16022001110798/2021

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mrs SIBANI DAS 82A, Ibrahimpur Road, City:-, P.O:- Jadavpur, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032	Seller			
2	Mr SWAPAN KUMAR PAUL 87E, Ibrahimpur Road, City:-, P.O:- Jadavpur, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032	Buyer			
3	Mrs SUPRIYA PAUL 87E, Ibrahimpur Road, City:-, P.O:- Jadavpur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India. PIN:- 700032	Buyer			



I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr SWARNAVA KUMAR PAUL 87E, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032	Buyer			Swarnava K Paul 22/7/2021
5	Mr PRANAY PAUL 87E, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032	Buyer			Pranay Paul 22/07/21
Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Subhasis Das Gupta Son of Late B M Das Gupta Alipore, City:- , P.O:- Alipore, P.S:- Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027	Mrs SIBANI DAS, Mr SWAPAN KUMAR PAUL, Mrs SUPRIYA PAUL, Mr SWARNAVA KUMAR PAUL, Mr PRANAY PAUL			Subhasis Das Gupta 22.7.21

(Samar Kumar Pramanick)

DISTRICT SUB-
REGISTRAR

OFFICE OF THE D.S.R. - I
SOUTH 24-PARGANAS
South 24-Parganas, West
Bengal





Govt. of West Bengal
Directorate of Registration & Stamp Revenue
GRIPS eChallan

GRN Details

GRN: 192021220025563772 **Payment Mode:** Counter Payment
GRN Date: 05/07/2021 21:04:03 **Bank/Gateway:** Central Bank of India
BRN : CBI0607210089449 **BRN Date:** 06/07/2021 00:07:00
Payment Status: Successful **Payment Ref. No:** 2001110798/2/2021
{Query No*/Query Year}

Depositor Details

Depositor's Name: SWARNAVA KUMAR PAUL
Address: 87E, Ibrahimpur Road
Mobile: 8240035951
Depositor Status: Buyer/Claimants
Query No: 2001110798
Applicant's Name: Mr Subhasis Das Gupta
Identification No: 2001110798/2/2021
Remarks: Sale, Sale Document

Payment Details

Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	2001110798/2/2021	Property Registration- Stamp duty	0030-02-103-003-02	363086
2	2001110798/2/2021	Property Registration- Registration Fees	0030-03-104-001-16	60525
			Total	423611

IN WORDS: FOUR LAKH TWENTY THREE THOUSAND SIX HUNDRED ELEVEN ONLY.



Major Information of the Deed

Deed No :	I-1602-05251/2021	Date of Registration	27/07/2021
Query No / Year	1602-2001110798/2021	Office where deed is registered	
Query Date	05/07/2021 8:40:40 PM	1602-2001110798/2021	
Applicant Name, Address & Other Details	Subhasis Das Gupta Alipore Judges Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9830049174, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property. Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
Rs. 40,00,000/-	Rs. 60,51,094/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 3,63,096/- (Article:23)	Rs. 60,557/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip. (Urban area)		

Apartment Details :

District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Premises No: 82A, Ward No: 096, Road: Ibrahimpur Road, Pin Code : 700032

Sch No.	Mouza/Road Zone	Plot	Khatian	Floor Area (in Sq.Ft.)	Set Forth Value (in Rs.)	Market value (in Rs.)	Other Details
A1				Super Built-up Area: 1625	40,00,000 /-	60,51,094/-	, Apartment Type: Flat/Apartment Residential Use , Floor Type: Mosaic, Age of Flat: 20 Year, Approach Road Width: 15 Ft. , New Flat ,

Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mrs SIBANI DAS Daughter of Late Sudherendra Nath DAS 82A, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:-Jadavpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AWxxxxxx7Q, Aadhaar No: 71xxxxxxxx3236, Status :Individual, Executed by: Self, Date of Execution: 22/07/2021 , Admitted by: Self, Date of Admission: 22/07/2021 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 22/07/2021 , Admitted by: Self, Date of Admission: 22/07/2021 ,Place : Pvt. Residence

Buyer
SI
No
1



Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mr SWAPAN KUMAR PAUL (Presentant) Son of Late Makhan Chandra PAUL 87E, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFxxxxxx4M, Aadhaar No: 94xxxxxxxx6675, Status :Individual, Executed by: Self, Date of Execution: 22/07/2021 . Admitted by: Self, Date of Admission: 22/07/2021 ,Place : Pvt. Residence
2	Mrs SUPRIYA PAUL Wife of Mr Swapan Kumar PAUL 87E, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: CNxxxxxx2H, Aadhaar No: 26xxxxxxxx1793, Status :Individual, Executed by: Self, Date of Execution: 22/07/2021 . Admitted by: Self, Date of Admission: 22/07/2021 ,Place : Pvt. Residence
3	Mr SWARNAVA KUMAR PAUL Son of Mr Swapan Kumar PAUL 87E, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFxxxxxx4M, Aadhaar No: 82xxxxxxxx1125, Status :Individual, Executed by: Self, Date of Execution: 22/07/2021 . Admitted by: Self, Date of Admission: 22/07/2021 ,Place : Pvt. Residence
4	Mr PRANAY PAUL Son of Mr Swapan Kumar PAUL 87E, Ibrahimpur Road, City:- , P.O:- Jadavpur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: CNxxxxxx2H, Aadhaar No: 31xxxxxxxx5257, Status :Individual, Executed by: Self, Date of Execution: 22/07/2021 . Admitted by: Self, Date of Admission: 22/07/2021 ,Place : Pvt. Residence

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Subhasis Das Gupta Son of Late B. M. Das Gupta Alipore, City:- , P.O:- Alipore, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			

Identifier Of Mrs SIBANI DAS, Mr SWAPAN KUMAR PAUL, Mrs SUPRIYA PAUL, Mr SWARNAVA KUMAR PAUL, Mr PRANAY PAUL

Transfer of property for A1

Sl.No	From	To. with area (Name-Area)
1	Mrs SIBANI DAS	Mr SWAPAN KUMAR PAUL-406.250000 Sq Ft,Mrs SUPRIYA PAUL-406.250000 Sq Ft,Mr SWARNAVA KUMAR PAUL-406.250000 Sq Ft,Mr PRANAY PAUL-406.250000 Sq Ft



On 22-07-2021

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

Presented for registration at 15:25 hrs on 22-07-2021, at the Private residence by Mr SWAPAN KUMAR PAUL, one of the Claimants

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 60,51,094/-

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

Execution is admitted on 22/07/2021 by 1. Mrs SIBANI DAS, Daughter of Late Sudherendra Nath DAS, 82A, Ibrahimpur Road, P.O: Jadavpur, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession House wife, 2. Mr SWAPAN KUMAR PAUL, Son of Late Makhan Chandra PAUL, 87E, Ibrahimpur Road, P.O: Jadavpur, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Business, 3. Mrs SUPRIYA PAUL, Wife of Mr Swapan Kumar PAUL, 87E, Ibrahimpur Road, P.O: Jadavpur, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Business, 4. Mr SWARNAVA KUMAR PAUL, Son of Mr Swapan Kumar PAUL, 87E, Ibrahimpur Road, P.O: Jadavpur, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Business, 5. Mr PRANAY PAUL, Son of Mr Swapan Kumar PAUL, 87E, Ibrahimpur Road, P.O: Jadavpur, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Business Identified by Mr Subhasis Das Gupta, , Son of Late B M Das Gupta, Alipore, P.O: Alipore, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate



Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I | SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 23-07-2021

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 60,557/- (A(1) = Rs 60,511/- E = Rs 14/- H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by by online = Rs 60,525/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 06/07/2021 12:00AM with Govt. Ref. No: 192021220025563772 on 05-07-2021, Amount Rs: 60,525/-
Bank: Central Bank of India (CBIN0280107), Ref. No. CBI0607210089449 on 06-07-2021, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 3,63,086/- and Stamp Duty paid by by online = Rs 3,63,086/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 06/07/2021 12:00AM with Govt. Ref. No: 192021220025563772 on 05-07-2021, Amount Rs: 3,63,086/-
Bank: Central Bank of India (CBIN0280107), Ref. No. CBI0607210089449 on 06-07-2021, Head of Account 0030-02-103-003-02



Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I | SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Case
Admin
of



27-07-2021

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 60,557/- (A(1) = Rs 60,511/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 32/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 3,63,086/- and Stamp Duty paid by Stamp Rs 10/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 332601, Amount: Rs.10/-, Date of Purchase: 05/07/2021, Vendor name: Jayanta Dey



Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I | SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2021, Page from 226715 to 226771

being No 160205251 for the year 2021.



Digitally signed by Samar kumar
pramanick
Date: 2021.07.28 15:49:58 +05:30
Reason: Digital Signing of Deed.

(Samar Kumar Pramanick) 2021/07/28 03:49:58 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -II SOUTH 24-PARGANAS
West Bengal.



(This document is digitally signed.)