



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

54AB 646120

32
24/3/22

KRM Developers
Partner

Krishna Agarwal

IN THE COURT OF THE LD. EXECUTIVE MAGISTRATE AT SILIGURI

**AFFIDAVIT
(FOR AMALGAMATION OF LAND)**

We, 1. **SRI SANDEEP GOYEL**, aged about 42 Years, Son of Bhagaban Goyal, Hindu by religion, Business by occupation, residing at Seth Shrilal Market, Under Siliguri Municipal Corporation Ward No. 11, P.O. Siliguri-734001, P.S. Siliguri, Dist. Darjeeling, representing & on behalf of "KRM DEVELOPERS", A Partnership firm having its office at C/o. SandeepGRealestate Ltd., G-0214, 2nd Floor, Office Block, City Centre, Uttorayon, Matigara, Dist. Darjeeling, in the State of West Bengal;





Executive Magistrate
Siliguri

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NON JUDICIAL STAMP

SL. NO. 1754 DATED 15/03/22
NAME Kaim Developers
OF 344
VALUE RS. 10/- RUPEES : TEN ONLY


BIKRAM PAUL
GOVT. STAMP VENDOR
L/NO - 171/RM OF 2015



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And (2) **SMT. KRISHNA AGARWAL**, aged about 79 Years, Wife of Rajendra Kr. Agarwal , Hindu by religion, residing at Udham Singh Sarani, Panjabipara, P.O. & P.S. Siliguri, Dist. Darjeeling , in the State of West Bengal, do hereby solemnly affirm and declare as follows :-

1. That the Declarant No. 2 , i. e. Smt. Krishna Agarwal along with Sri Niranjan Kumar Mittal , Son of Late Punam Chand Mittal and Sri Nem Chand Jain, Son of Late Amar Chand Jain had purchased a piece or parcel of Land measuring 60 (Sixty) Kathas or 0.99 acre by virtue of a registered Deed being document No. I-2704 for the year 2005.
2. That thereafter said Niranjan Kumar Mittal had transferred his share of property i. e. 20 (Twenty) Kathas or 0.33 acre in favour of "**KRM DEVELOPERS**" by virtue of a registered Deed of Sale being document No. I-2522 for the year 2018 and Sri Nem Chand Jain had also transferred his share of property i. e. 20 (Twenty) Kathas or 0.33 acre in favour of **MOTEX TRADERS PVT. LIMITED** vide registered Deed of Sale being document No. I-2219 for the year 2006 .
3. That henceforth, Smt. Krishna Agarwal became the absolute owner of Land measuring 20 (Twenty) Kathas or 0.33 acre out of the total Land measuring 60 Kathas or 0.99 acre which she/they had purchased jointly along with Niranjan Kumar Mittal & Nem Chand Jain as fully describe in below Schedule – "**B**" having permanent, heritable and transferable right, title and interest thereon free from all encumbrances and charges whatsoever.
4. That "**MOTEX TRADERS PVT. LTD**" represented by its Director Sri Lalit Kumar Bohania , S/o Late Ranglal Agarwal had transferred Land measuring 20 (Twenty) Kathas or 0.33 acre in favour of "**KRM DEVELOPERS**" by virtue of registered Deed being document No. I-6717 for the year 2018 .
5. That henceforth, "**KRM DEVELOPERS**", became the absolute owner of Land measuring 20 Kathas + 20 Kathas = 40 (Forty) Kathas or 0.66 acre by the way of above mentioned transfer as fully described in below **Schedule –"A"** having permanent heritable and transferable right, title and interest thereon free from all encumbrances and charges whatsoever.
6. (a) That the Declarants No. 1 & 2 are well known person to each other and their Respective Lands are situated side by side, continuous forming a single land.




Executive Magistrate
Siliguri

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6. (b) That we the above said declarants No. 1 & 2 having decided to Construct Multi Storied Buildings thereon over the below schedule property of cur total Land measuring (40 Kathas or 0.66 acre + 20 Kathas or 0.33 acre) = 60 Kathas or 0.99 acre by sanctioning a single and one Building Plan by the Appropriate Authority and we have no any objection to merge and amalgamate our said respective piece and parcel of land into a single plot of land for the purpose of construction our Said Buildings thereon over the above said total land.
6. © That we the above mentioned both the declarants are agree to build common & Single roof Multi Storied Building by joint and single Plan and shall not raise any objection against each other in future which will be constructed jointly.
- 6.(d) That we shall apply/submit the Building Plan for necessary Sanction and approval by the Appropriate Authority and or obtaining Land Compatibility Certificate (LUCC) from the Concerned Authority.
6. (e) That the proposed building will be constructed as per approved Building Plan and we shall be responsible and liable for violation of any condition of Building Plan Rules of the Concerned Authority.
6. (f) That in pursuance of the aforesaid declaration for Amalgamation of Land, We the Declarants hereof have enter into this document and bind ourselves as fully Describe in the Schedule – "X" by the Head of "AMALGAMATION OF LAND"

SCHEDULE – "A"

(Land of Declarant No. 1)

All that piece or parcel of Land measuring 40 Kathas or 0.66 acre within the Mouza Dabgram, J. L. No. 2, Pargana Baikunthapur, recorded in R.S. Khatian No. 602/2, L. R. Khatian No. 449, R. S. Plot No. 312, L. R. Plot No. 185, R. S. Sheet No. 9, L. R. Sheet 52, Under Dabgram –II G. P., P.S. Bhaktinagar, Dist. Jalpaiguri, In the State of West Bengal.

SCHEDULE – "B"

(Land of Declarant No. 2)

All that piece or parcel of land measuring 20 Kathas or 0.33 acre situated within the Mouza Dabgram , J. L. No. 2, Pargana Baikunthapur, recorded in R. S. Khatian No. 602/2 , L. F. Khatian No. 372 & 450, R. S. Plot No. 312, L. R. Plot No 185, R. S. Sheet No. 9, L. R. Sheet No. 52, Under Dabgram - II G.P. P.S. Bhaktinagar, Dist. Jalpaiguri , in the State of West Bengal .

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SCHEDULE-"X"
(AMALGAMATED LAND)

All that piece or parcel of Amalgamated land measuring (40 Kathas + 20 Kathas) = 60 Kathas or 0.99 acre situated within the Mouza Dabgram , J. L. No 2 , Pargana Baikunthapur , recorded in R. S. Khatian No. 602/2, L. R. Khatian No. 372, 450 & 449 , in R.S. Plot No. 312 L. R. Plot No. 185, R. S. Sheet No. 9, L. R. Sheet No. 52, Under Dabgram – II G.P. P.S. Bhaktinagar, Dist. Jalpaiguri , in the State of West Bengal.

The said **AMALGAMATED LAND** measuring 60 Kathas is butted and bounded as follows :-

- By the North : Land of Rabindra Nath Roy, Miting Roy, Sagarika Devi & Others ;
- By the South : 15.5 meters wide High Drain & Road ;
- By the East : Land of Himalayan Coach ;
- By the West : Land of I.O.C. Pipe Line.

That we are swearing this Affidavit/declaration for the purpose of Amalgamation of our land as aforesaid and shall submit this document before the Appropriate Authority as per requirement.

That the statements made above are fully true & correct and I/we take full responsibility the accuracy of the statements and I/we have signed this Affidavit (for Amalgamation of land) on this the 21st day of March, 2022 at Siliguri Court.

SOLELY
By Sandeep Gupta
Identified by C.P. Gupta
This 21st March 2022
Executive Magistrate
Siliguri

1. **KRM Developers**
Partner
2. **Krushna Agarwal**

SIGNATURE OF THE DECLARANTS

Identified by me

Advocate, Siliguri

