

17 - 3095/17 310/17

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পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

D 136086

8 - 205021/17

certified that the document is submitted for registration. the signature sheets and the endorsement sheets attached with the document are part of this document

District Sub-Registrar-1st Registrar U/S 7(2) of Registration Act 1908 Alipore, South 24 Parganas 20 JUN 2017

**DEED OF CONVEYANCE**

**THIS DEED OF CONVEYANCE** is made on this the 20<sup>th</sup> day of June, Two Thousand Seventeen (2017) **B E T W E E N**

15 JUN 2017

5000/

Sl. No. 3286 Dt. \_\_\_\_\_ Rupees.  
 M/s./Sri/Smt. Aruna Das & Co  
 Address 83, Rabindra Nagar  
 P. S. Sonarpur Kal - 700153  
 Vendor Sri...

Santosh Kr. Dey  
 ALIPUR POLICE COURT  
 Kolkata - 27

স্বাক্ষরিত হইয়াছে এই নথি প্রমাণিত  
 হইবে এবং স্বাক্ষরিত হইয়াছে এই  
 নথি প্রমাণিত হইবে এবং স্বাক্ষরিত হইবে



District Sub-Registrar-10  
 Registrar U/S 7(2) of  
 Registration Act 1908  
 Alipore, South 24 Parganas

20 JUN 2017

Arun Kumar Seal  
 S/o Late. G.C. Seal  
 Rabindra Nagar  
 P.S. Sonarpur  
 P.S. Sonarpur  
 Kal. 700153.  
 Business



✓  
Debabrata Chowdhury alias Choudhuri

(1) **SRI DEBABRATA CHOWDHURY alias Choudhuri**, (PAN-), ACGPC1878A), son of Late Rabindra Nath Chowdhury, by faith-Hindu, by Nationality- Indian, by occupation- Service, (2) **SMT. SWARNA CHOWDHURY alias Choudhuri**, (PAN - ACEPC0124B), wife of Sri. Debabrata Chowdhury, by faith- Hindu, by occupation- Housewife, both residing at 24/2A, Baishnabghata bye Lane, P.O. Naktala, P.S. Jadavpur, Kolkata - 700047, hereinafter called and referred to as the "**OWNERS/VENDORS**" (which term or expression shall unless excluded by or repugnant to the context or subject to deemed to mean and include their respective heirs, executors, administrators, legal representatives and/or assigns) of the **ONE PART.**

**AND**

(1) **SMT. ARUNA DAS** (PAN -AGTPD1564B), wife of Partha Sarathi Das, by faith-Hindu, by occupation-Housewife, , (2) **SRI. INDRANIL DAS**, (PAN - CJKPD5983J), son of Partha Sarathi Das, by faith-Hindu, by occupation-Student, both residing at 83, Rabindra Nagar, P.O. - Laskarpur, P.S. Sonarpur, Kolkata-700153, hereinafter jointly called and referred to as the "**PURCHASERS**" (which term or expression shall unless excluded by or repugnant to the context or subject be deemed to mean and include their

respective heirs, executors, administrators, legal representatives and/or assigns) of the **OTHER PART**.

**WHEREAS** (1) Sri. Krishna Pada Sardar, (2) Sri. Satish Chandra Sardar, (3) Sri. Patitpaban Sardar and (4) Sri. Nishikanta Naskar were seized and possessed of or otherwise well and sufficiently entitled to the land measuring 1 acra 49 decimals more or less, lying and situated at Mouza-Ramchandrapur, J.L. No. 58, comprised in Dag No. 718, appertaining to Khatian No. 174, under P.S. Sonarpur, Dist. South 24-Parganas and the said property was recorded in finally published revisional settlement records of rights in the name of said Sri. Krishna Pada Sardar, Sri. Satish Chandra Sardar, Sri. Patitpaban Sardar and Sri. Nishikanta Naskar, each having 4 annas share i.e.  $37\frac{1}{4}$  decimals of land,

**AND WHEREAS** for better enjoyment and peaceful possession, the said Sri. Krishna Pada Sardar and others made an unregistered an amicable partition between themselves according to a plan made by a surveyor and they seized and possessed without any interruption or hindrances from others.

**AND WHEREAS** one of the co-sharer of the aforesaid land, Sri. Krishnapada Sardar died intestate leaving his surviving legal heirs and successors only wife Smt. Hasyamoni Sardar (since deceased), two sons namely Sri. Dharendra Nath Sardar and Sri. Rabindra Nath Sardar and four daughters namely Smt. Kanchan Gayen, Smt. Subala Biswas, Smt. Kajal Mondal and Smt. Laxmi Naskar to inherit his share of aforesaid land i.e. measuring  $37\frac{1}{4}$  decimals left by him as per the Hindu Succession Act, 1956.

**AND WHEREAS** after the demise of the said Krishna Pada Sardar, Smt. Hasyamoni Sardar and 6(six) others jointly seized and possessed  $\frac{1}{7}$  share each to the said land measuring  $37\frac{1}{4}$  decimals by way of inheritance.

**AND WHEREAS** the said Smt. Hasyamoni Sardar before her death executed and registered a deed of gift in favour of her son Sri. Rabindra Nath Sardar in respect of her  $\frac{1}{7}$  share i.e. 12 decimals of Ramchandapur Mouza, J.L. No. 58 in the split-up 5 dec. of R.S. Dag No. 736 of R.S. Khatian No. 154 the land measuring 2 dec. of R.S. Dag No. 784 of R.S. Khatian No. 125, the land measuring 5

dec. of R.S. Dag No. 718 of R.S. Khatian No. 174 of aforesaid land measuring  $37\frac{1}{4}$  decimals and the said deed was registered in the office of A.D.S.R. Office at Sonarpur vide Book No. I, Vol. No. 123, Pages 224 to 227, being no. 5884 for the year 1983.

**AND WHEREAS** one of the co-sharer of the said land measuring 1 acre 49 decimals Sri. Nishikanta Naskar sold, transferred, conveyed his aforesaid share of land measuring  $37\frac{1}{4}$  decimals unto and in favour of Sri. Dharendra Nath Sardar and Sri. Rabindra Nath Sardar, both sons of Late Krishna Pada Sardar, by a Registered Deed of Sale which was duly registered in the office of A.D.S.R. Office at Sonarpur, entered in Book No. I, Vol. No. 19, Pages 199 to 201, being No. 1365 for the year 1972.

**AND WHEREAS** by way of aforesaid manner, the said legal heirs or successors of the said Krishna Pada Sardar were jointly seized and possessed of the total land measuring  $74\frac{1}{2}$  decimals and without any interruption or hindrances from others, out of this  $74\frac{1}{2}$  decimals of land Sri. Rabindra Nath Sardar owns 5 decimals of R.S. Dag No. 718 of land which he got as a gift from his mother and also



owns  $37\frac{1}{4}$  decimals of land jointly with Sri. Dhirendra Nath Sardar, and Sri. Rabindra Nath Sardar, Smt. Kanchan Gayen, Smt. Subala Biswas, Smt. Kajal Mondal, Smt. Laxmi Naskar own  $32\frac{1}{4}$  decimals of the said land.

**AND WHEREAS** by way of aforesaid manner, the legal heirs or successors of the said Krishna Pada Sardar were jointly seized and possessed of the total land measuring  $74\frac{1}{2}$  decimals and without any interruption or hindrances from others, out of this  $74\frac{1}{2}$  decimals of land Sri. Rabindra Nath Sardar owns 5 decimals of R.S. Dag No. 718 of land which he got as a gift from his mother and also owns  $37\frac{1}{4}$  decimals of land jointly with Sri. Dhirendra Nath Sardar and Sri. Dhirendra Nath Sardar, Sri. Rabindra Nath Sardar, Smt. Kanchan Gayen, Smt. Subala Biswas, Smt. Kajal Mondal, Smt. Laxmi Naskar jointly own  $32\frac{1}{4}$  decimals of the said land.

**AND WHEREAS** with a view to disposing of the said measuring  $74\frac{1}{2}$  decimals the legal heirs or successors of the said Krishna Pada Sardar made a scheme plan dividing the said land into various small plots providing common path and passage thereto.

**AND WHEREAS** said Sri. Dharendra Nath Sardar and Sri. Rabindra Nath Sardar, Smt. Kanchan Gayen, Smt. Subala Biswas, Smt. Kajal Mondal, Smt. Laxmi Naskar sold a piece or parcel of Sali land measuring 02 Cottahs 00 Chittaks 00 Square Feet out of 74½ decimals to one intending purchaser (the Vendor herein) Sri Debabrata Chowdhury, son of Late Rabindra Nath Chowdhury, Smt. Swapna chowdhury, wife of Sri. Debabrata Chowdhury by way of a Registered Deed of Conveyance duly registered in the Office of A.D.S.R. Sonarpur vide Book No. I, Vol. No. 35, Pages x to 172, being no.2143 for the year 1999 and thus said Sri. Debabrata Chowdhury and Smt. Swapna Chowdhury, the present Vendors herein became the absolute owner of **ALL THAT** piece and parcel of a Shali landed property measuring **2 Cottahs 00 Chittak 00 Sq. Ft.** be the same a little more or less lying and situated at **Mouza Ramchandrapur**, J.L. No. 58, Pargana Magura, **R.S. Dag No. 718, L.R. Dag No. 806**, appertaining to **R.S. Khatian No. 174, L.R. Khatian 1110, 1111** under **P.S. Sonarpur**, A.D.S.R. Office at Sonarpur, D.R. Alipore in the **District of South 24-Parganas**, which is more-fully and particularly mentioned in the Schedule hereunder written and mutated his name in the record of B.L. &



L.R. Office, 1No. Banhooghly Gram Panchayet and enjoying the same without any disturbances and encumbrances.

**AND WHEREAS** now due to unavoidable circumstances and urgent need of money, the Vendor herein decided to sell the aforesaid landed property to one intending purchaser and knowing the intention of the Vendor herein, the Purchaser herein approached to purchased the same with a handsome marketable consideration of **Rs. 7,00,000/- (Rupees Seven Lakh) only** and the Vendor herein agreed with the Purchaser herein and therefore the Purchaser herein made the full payment of the aforesaid consideration amount of Rs. 7,00,000/- to the Vendor herein.

**NOW THIS INDENTURE WITNESSETH** in pursuance of the said consideration of the said sum of **Rs. 7,00,000/- (Rupees Seven Lakhs) only** truly paid by the Purchasers herein to the Vendors herein as owner of the said landed property do hereby indefeasible grant, convey, sale transfer, assign and assure unto and to the use of the said purchasers free from all encumbrances all that the said land including liberties, privileges with all using rights, and all right

ingress and egress including all easement right, title, interest, possession of the vendor into or upon the said property and every part thereof **TO HAVE AND TO HOLD** the said property hereby sold, transferred unto the purchaser absolutely and. Forever. That the vendor doth hereby covenant with the purchaser that notwithstanding any act, deeds, hereto before done, suffered to the contrary the vendor are now lawfully seized and possessed of the said property and the said property is not notified to be acquired under the Land Acquisition Act, or not requisitioned by the Govt. nor by any public body whatsoever and there is no suit or dispute or case pending in any court in respect of the said property and the vendor has full power and absolute to sell, transfer the said property in manner aforesaid. That the purchaser shall at all times hereafter peaceably and quietly hold possess and enjoy the said property with absolute right to sell, transfer, gift, mortgage, lease, convey whatsoever, as its absolute owner and possessor without any lawful eviction from the Vendor or any person. That the vendor covenant with the purchaser to save the said land harmless and shall at all time hereafter indemnify and keep indemnified the purchaser from or against all encumbrances, losses, damages, and charges whatsoever. That the vendor further covenant with the

purchaser that if any dispute, claim demand, litigation not, or case arise at any time regarding right, title, interest, possession of the vendor in respect of the schedule below property in that event the vendor shall be bound to good or to compensate all losses, damages, sustained by the purchasers.

**BE IT FURTHER, STATES BY THE VENDOR** that purchaser shall be entitled to enjoy all rights of ingress and egress and all using rights including all easement right over and through Road adjacent to the said property shown in the map or plan annexed herewith and the purchaser have got every liberty to arrange for electric connection, water pipe connections, drainage system over the said Road.

**THAT** the purchaser shall have all right to mutate his name as owner and occupier in respect of the schedule below property in the records of the B.L. & L.R.O., 1No. Banhooghly Gram Panchayet and in the records of any other Govt. authorities.

**THAT** the Vendor and all persons having lawfully or equitably claiming any estate or interest upon the said land or any part thereof from under or in trust for the vendors shall and will from



time to time or at all times hereafter at the cost and request of the purchaser do and execute to be done and executed all such acts, deeds, things, and matters whatsoever for farther better and more perfectly assuring and conveying the said land and hereditaments to the purchaser as shall or swage may be reasonably required.

**THAT** Vendor also declares that the land hereby sold have not been previously leased, mortgaged, sold nor in any way transpired and there is no charge, lien, lispensens over any attachment. There is no case, suit or proceeding pending before any court of law the vendor sold the said land while having khas possession and delivered khas possession of the said land to the purchaser.

**IF** any of the statements or covenants made hereinbefore is found to be false, untrue or any defect in title is detected hereafter the vendor shall be liable for the same.

**IF** any ertfor or omission is transpired in this Deed in future the Vendor shall at the cost and request of the purchaser execute and register any supplementary

**SCHEDULE OF THE PROPERTY**

**ALL THAT** piece and parcel of a Shali landed property measuring **2 Cottahs 00 Chittak 00 Sq. Ft.** be the same a little more of less lying and situated at **Mouza Ramchandrapur**, J.L. No. 58, Pargana Magura, **R.S. Dag No. 718 L.R. Dag No. 806** appertaining to **R.S. Khatian No. 174 L.R. Khatian No. 1110, 1111** under **P.S. Sonarpur**, A.D.S.R. Office at Sonarpur under the jurisdiction of **1No. Banhooghly Gram Panchayet** in the **District of South 24-Parganas**, which is butted and bounded as follows:-

On the North : Part of Dag No. 718.

On the South : 10' ft wide Road.

On the East : Part of Dag No. 718.

On the West : R.S. Dag No. 709 & 710.

**IN WITNESSES WHEREOF** the **PARTIES** herein have doth hereunto sets and subscribed their hands and seals on this the day, month and year first above written.

**SIGNED AND DELIVERED AT KOLKATA**

in the presence of:-

**WITNESSES**

1. Santib Dg,  
Rabindra nagar,  
Lesthropur Kol-153
2. Arun Pr Seal  
Rabindra Nagar  
Lesthropur  
Kol-700153.

Debabrata Chowdhury alias Choudhury  
Swarona Chowdhury alias Choudhury

**SIGNATURE OF THE VENDORS**

Aruna Das.  
Indranil Das.

**SIGNATURE OF THE PURCHASERS**

Drafted by me:

Ratan K. Dutta

Advocate WB/277/83

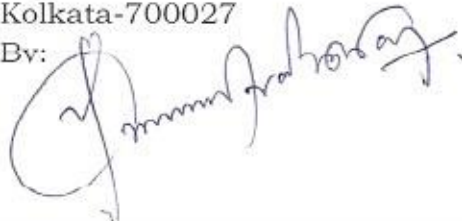
Alipore Police Court  
Kolkata-700027

Computer printed at:-

**MAA MANASHA XEROX**

Alipore Police Court  
Kolkata-700027

By:





**MEMO OF CONSIDERATION**

**RECEIVED** a sum of **Rs. 7,00,000/- (Rupees Seven Lakh) only**  
from within named purchasers as full and final consideration.

<u>Date</u>	<u>Mode/Chq.No.</u>	<u>Bank/Branch</u>	<u>Amount</u>
05/02/17	Cash		2,00,000.00
23/05/17	Cq. 000004	BOB, Garia	1,50,000.00
23/05/17	Cq. 136473	Indian Bank	1,00,000.00
25/05/17	Cq. 000005	BOB, Garia	1,50,000.00
25/05/17	Cq. 136474	Indian Bank	1,00,000.00

-----  
**Rs. 7,00,000/-**  
-----

**(Rupees Seven Lakhs only)**

**WITNESSES:-**

1. Sanjit Dey,  
Rabindra nagar -  
Kolkata No-153 .
  2. Arun Kr. Seal  
Rabindra nagar  
Kolkata  
No-700/153 .
- Debabrata Chowdhury alias Chowdhuri  
Swarna chowdhury dan chandni

\_\_\_\_\_  
**SIGNATURE OF THE OWNERS**

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name DEBABRAT CHOWDHURY ALIAS CHAUDHURI  
 Signature Debabrata Chowdhury alias Chaudhuri

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name SWARNA CHOWDHURY ALIAS CHOWDHURI  
 Signature Swarna chowdhury alias choudhuri

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name ARUNA DAS  
 Signature Aruna Das

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name INDRANIL DAS  
 Signature Indranil Das





Government of West Bengal  
Directorate of Registration & Stamp Revenue

e-Assessment Slip

Query No / Year	1604-1000205021/2017	Office where deed will be registered
Query Date	12/06/2017 4:35:41 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas
Applicant Name, Address & Other Details	Arun Kumar Seal Rabindranagar, Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9051362357, Status :Others	
Transaction	Additional Transaction	
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 1]	
Set Forth value	Market Value	
Rs. 7,00,000/-	Rs. 10,99,999/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 55,010/- (Article:23)	Rs. 11,039/- (Article:A(1), E, M(b), H)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
Rs. 198/-		Rs. 5,000/-
Remarks		

Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1	LR-806	LR-1110	Bastu	Shali	2 Katha	7,00,000/-	10,99,999/-	Width of Approach Road: 10 Ft.,
Grand Total :					3.3Dec	7,00,000 /-	10,99,999 /-	

Seller Details :

Sl No	Name & address	Status	Execution Admission Details :
1	Shri Debabrata Chowdhury Alias Choudhuri (Presentant ) Son of Late Rabindra Nath Chowdhury24/2a Baishnabghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700047 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: ACGPC1878A, Status :Individual, Executed by: Self , To be Admitted by: Self, Date of Execution: 20/06/2017	Individual	Executed by: Self , To be Admitted by: Self, Date of Execution: 20/06/2017
2	Smt Swarna Chowdhury Alias Choudhuri Wife of Shri Debabrata Chowdhury24/2a Baishnabghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700047 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ACEPC0124B, Status :Individual, Executed by: Self , To be Admitted by: Self, Date of Execution: 20/06/2017	Individual	Executed by: Self , To be Admitted by: Self, Date of Execution: 20/06/2017



3095/18

Govt. of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Challan

GRN: 19-201718-001996203-1 Payment Mode Online Payment  
GRN Date: 16/06/2017 11:39:03 Bank : Central Bank of India  
BRN : CBI160617107536 BRN Date: 16/06/2017 11:39:47

**DEPOSITOR'S DETAILS**

Id No. : 16041000205021/5/2017  
[Query No./Query Year]

Name : aruna das  
Contact No. : Mobile No. : +91 9830186861  
E-mail :  
Address : 83 rabindra nagar po laskarpur kol 153  
Applicant Name : Mr Arun Kumar Seal  
Office Name :  
Office Address :  
Status of Depositor : Buyer/Claimants  
Purpose of payment / Remarks : Sale, Sale Document Payment No 4

**PAYMENT DETAILS**

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	16041000205021/5/2017	Property Registration- Stamp duty	0030-02-103-003-02	50010
2	16041000205021/5/2017	Property Registration- Registration Fees	0030-03-104-001-16	11039
			<b>Total</b>	<b>61049</b>

In Words : Rupees Sixty One Thousand Forty Nine only





ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
ভারত সরকার  
Unique Identification Authority of India  
Government of India

ভালিকালুতির আই ডি / Enrollment No 1215/80008/08007

To,  
স্বর্ণ চৌধুরী  
SWARNA CHOUDHURI  
24/2A  
BASHNAB GHATA BYE LANE  
Naktala  
Naktala Circus Avenue Kolkata  
West Bengal 700047  
9903552746

Ref: 40268 / 07D / 4744603 / 4744623 / P



SE625417289FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

**9932 0359 7163**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

Government of India



স্বর্ণ চৌধুরী  
SWARNA CHOUDHURI  
পিতা : দুলাল চন্দ্র মণ্ডল  
Father : Dulal Chandra Mandal  
জন্মতারিখ / DOB : 28/01/1969  
মহিলা / Female



**9932 0359 7163**

আধার - সাধারণ মানুষের অধিকার

Swarna Choudhuri

स्थाई लेखा संख्या /PERMANENT ACCOUNT NUMBER  
ACEPC0124B



नाम /NAME  
SWARNA CHOUDHURI

पिता का नाम /FATHER'S NAME  
DULAL CHANDRA MONDAL

जन्म तिथि /DATE OF BIRTH  
28-01-1969

हस्ताक्षर /SIGNATURE  
*S Choudhuri*

*K. Has*  
आयकर आयुक्त, प.बं.-XI  
COMMISSIONER OF INCOME-TAX, W.B. - XI



इस कार्ड के खो / गिल जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें  
सहायक आयकर आयुक्त,  
पी-7,  
घोरंगी स्क्वायर,  
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :  
Assistant Commissioner of Income-tax,  
P-7,  
Chowringhee Square,  
Calcutta- 700 069.

*Swarna Choudhuri*





ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
 ভারত সরকার  
 Unique Identification Authority of India  
 Government of India

তালিকাভুক্তির আই ডি / Enrollment No. : 2010/17550/00432

To  
 Aruna Das  
 অরুনা দাস  
 W/O: Partha Sarathi Das  
 83, RABINDRANAGAR  
 Rajpur Sonarpur (M)  
 Laskarpur, South 24 Parganas  
 West Bengal - 700153

01/03/2014



KL900500765FT

90050076



আপনার আধার সংখ্যা / Your Aadhaar No. :

**4707 6952 5325**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

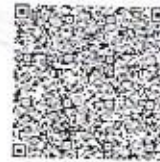
Government of India



অরুনা দাস  
 Aruna Das  
 পিতা : বীরবাল সরকার  
 Father : Birbal Sarkar

জন্মতারিখ / DOB: 11/01/1973  
 লিঙ্গ / Female

**4707 6952 5325**



আধার - সাধারণ মানুষের অধিকার

*Aruna Das*

आयकर विभाग

INCOME TAX DEPARTMENT

ARUNA DAS

BIRBAL SARKAR

11/01/1973

Panchnent Account Number

AGTPD1564B

Signature

Signature



भारत सरकार

GOVT. OF INDIA



*Aruna Das*





ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
ভারত সরকার  
Unique Identification Authority of India  
Government of India

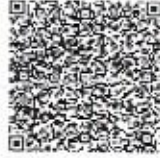
তালিকাকল্পিত আই ডি / Enrollmnet No. 1215/80008/08006

13/03/2015  
229184634

দেবব্রত চৌধুরী  
DEBABRATA CHOUDHURI  
24/2A BASHNAB GHATA BYE LANE  
Naktala  
Naktala  
Circus Avenue Kolkata  
West Bengal 700047  
9433305950



MP291846345FT



আপনার আইডি সংখ্যা / Your Aadhaar No. :

**2930 8058 9705**

আইডি - সাধারণ মানুষের অধিকার



ভারত সরকার  
Government of India



দেবব্রত চৌধুরী  
DEBABRATA CHOUDHURI  
পিতা : রবীন্দ্র নাথ চৌধুরী  
Father : Rabindra Nath Choudhuri  
জন্মতারিখ / DOB 19/04/1958  
পুরুষ / Male



**2930 8058 9705**

আইডি - সাধারণ মানুষের অধিকার

*Debabrata*

*Debabrata Choudhuri*



Government of India



তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

INFORMATION

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

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country .
- Aadhaar will be helpful in availing Government and Non-Government services in future .



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
Unique Identification Authority of India

ঠিকানা:  
24/2A, বৈষ্ণব ঘাটা বাই লেন,  
নাকতলা, কোলকাতা, নাকতলা,  
পশ্চিম বঙ্গ, 700047

Address:  
24/2A, BASHNAB GHATA BYE  
LANE, Naktala, Kolkata, Naktala,  
West Bengal, 700047

**2930 8058 9705**

1947  
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

आयकर विभाग  
INCOME TAX DEPARTMENT  
INDRANIL DAS  
PARTHA SARATHI DAS  
PAN: XVM1958  
Permanent Account Number  
COK-125983J  
Indranil Das  
Signature



भारत सरकार  
GOVT. OF INDIA



Indranil Das.



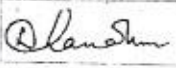



स्थाई लेखा संख्या /PERMANENT ACCOUNT NUMBER  
ACGPC1878A

नाम /NAME  
DEBABRATA CHOUDHURI

पिता का नाम /FATHER'S NAME  
RABINDRANATH CHOUDHURI

जन्म तिथि /DATE OF BIRTH  
19-04-1958

हस्ताक्षर /SIGNATURE  


  
आयकर अधुक्त, प.ब. XI  
COMMISSIONER OF INCOME-TAX, W.B. - XI

इस कार्ड के खो / मिल जाने पर कृपया जारी करने  
वाले प्राधिकारी को सूचित / वापस कर दें  
संयुक्त आयकर आयुक्त(पद्धति एवं तकनीकी),  
पी-7,  
चौरंगी स्क्वायर,  
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to  
the issuing authority :  
Joint Commissioner of Income-tax(Systems & Technical),  
P-7,  
Chowringhee Square,  
Calcutta- 700 069.

*Debabrata Choudhuri*



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
 ভারত সরকার  
 Unique Identification Authority of India  
 Government of India

ভাষিকাত্তির আই ডি / Enrollment No.: 1215/99056/36672

To  
 ইন্দ্রনীল দাস  
 Indranil Das  
 83 rabindra nagar  
 Rajpur Sonarpur (M)  
 Laskarpur  
 South 24 Parganas South 24 Parganas  
 West Bengal 700153  
 8420986689

24/10/2015  
 304297921



MA042979212FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

**6683 8347 7414**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

Government of India



ইন্দ্রনীল দাস  
 Indranil Das  
 পিতা : পার্থসারথী দাস  
 Father : PARTHASARATHI DAS  
 জন্মতারিখ / DOB : 28/10/1996  
 পুরুষ / Male



**6683 8347 7414**

আধার - সাধারণ মানুষের অধিকার

*Indranil Das*

**Buyer Details :**

Sl No	Name & address	Status	Execution Admission Details :
1	Smt Aruna Das Wife of Shri Partha Sarathi Das83 Rabindra Nagar, P.O:- Laskarpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700153 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AGTPD1564B, Status :Individual, Executed by: Self , To be Admitted by: Self	Individual	Executed by: Self , To be Admitted by: Self
2	Shri Indranil Das Son of Shri Partha Sarathi Das83 Rabindra Nagar, P.O:- Laskarpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700153 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, PAN No.:: CJKPD5983J, Status :Individual, Executed by: Self , To be Admitted by: Self	Individual	Executed by: Self , To be Admitted by: Self

**Identifier Details :**

Name & address
Mr Arun Kumar Seal Son of Mr . Rabindra Nagar, P.O:- Laskarpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700153, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , Identifier Of Shri Debabrata Chowdhury, Smt Swapna Chowdhury, Smt Aruna Das, Shri Indranil Das
N

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Shri Debabrata Chowdhury	Smt Aruna Das-0.825 Dec,Shri Indranil Das-0.825 Dec
2	Smt Swapna Chowdhury	Smt Aruna Das-0.825 Dec,Shri Indranil Das-0.825 Dec

**Land Details as per Land Record**

District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur

Sch No	Plot & Khatian Number	Details Of Land
L1	LR Plot No:- 806(Corresponding RS Plot No:- 718), LR Khatian No:- 1110	Owner:দেবব্রত চৌধুরী, Gurdian:রবীন্দ্রনাথ চৌধুরী, Address:24/2 এ বৈষ্ণবঘাটা রায় লেন কোলকাতা-47, Classification:শালি, Area:0.01000000 Acre,

**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 12/07/2017) for e-Payment. Assessed market value & Query is valid for 44 days (i.e. upto 26/07/2017) for registration.
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.





## Major Information of the Deed



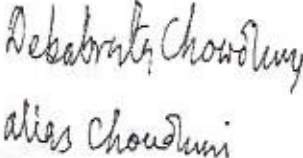
Deed No :	I-1604-03101/2017	Date of Registration	20/06/2017
Query No / Year	1604-1000205021/2017	Office where deed is registered	
Query Date	12/06/2017 4:35:41 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Arun Kumar Seal Rabindranagar, Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9051362357, Status :Others		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 1]		
Set Forth value	Market Value		
Rs. 7,00,000/-	Rs. 10,99,999/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 55,010/- (Article:23)	Rs. 11,039/- (Article:A(1), E, M(b), H)		
Remarks			



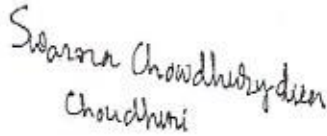
### Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur



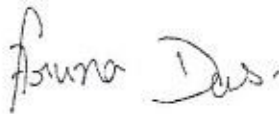


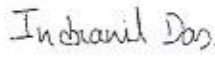
Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1	LR-806	LR-1110	Bastu	Shali	2 Katha	7,00,000/-	10,99,999/-	Width of Approach Road: 10 Ft.,
<b>Grand Total :</b>					<b>3.3Dec</b>	<b>7,00,000 /-</b>	<b>10,99,999 /-</b>	

### Seller Details :


SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Fringefprint	Signature
	<b>Shri Debabrata Chowdhury Alias Choudhuri (Presentant )</b> Son of Late Rabindra Nath Chowdhury Executed by: Self, Date of Execution: 20/06/2017 , Admitted by: Self, Date of Admission: 20/06/2017 ,Place : Office			
		20/06/2017	LTI 20/06/2017	20/06/2017
24/2a Baishnabghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700047 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: ACGPC1878A, Status :Individual				

2	Name	Photo	Fingerprint	Signature
	<b>Smt Swarna Chowdhury</b> <b>Alias Choudhuri</b> Wife of Shri Debabrata Chowdhury Executed by: Self, Date of Execution: 20/06/2017 , Admitted by: Self, Date of Admission: 20/06/2017 ,Place : Office	 20/06/2017	 LTI 20/06/2017	 20/06/2017
24/2a Baishnabghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700047 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ACEPC0124B, Status :Individual				

**Buyer Details :**

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Smt Aruna Das</b> Wife of Shri Partha Sarathi Das Executed by: Self, Date of Execution: 20/06/2017 , Admitted by: Self, Date of Admission: 20/06/2017 ,Place : Office	 20/06/2017	 LTI 20/06/2017	 20/06/2017
Wife of Shri Partha Sarathi Das Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AGTPD1564B, Status :Individual				
2	Name	Photo	Finger Print	Signature
	<b>Shri Indranil Das</b> Son of Shri Partha Sarathi Das Executed by: Self, Date of Execution: 20/06/2017 , Admitted by: Self, Date of Admission: 20/06/2017 ,Place : Office	 20/06/2017	 LTI 20/06/2017	 20/06/2017
Son of Shri Partha Sarathi Das Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, PAN No.:: CJKPD5983J, Status :Individual				

**Identifier Details :**

Name & address	
Mr Arun Kumar Seal Son of Mr . Rabindra Nagar, P.O:- Laskarpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700153, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , Identifier Of Shri Debabrata Chowdhury Alias Choudhuri, Smt Swarna Chowdhury Alias Choudhuri, Smt Aruna Das, Shri Indranil Das	20/06/2017
	



Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
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## Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur

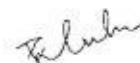
Sch No	Plot & Khatian Number	Details Of Land
L1	LR Plot No:- 806(Corresponding RS Plot No:- 718), LR Khatian No:- 1110	Owner:দেবব্রত চৌধুরী, Gurdian:রবীন্দ্রনাথ চৌধুরী, Address:24/2 এ বৈষ্ণবঘাটা রায় লেন কোলকাতা-47, Classification:শালি, Area:0.01000000 Acre,

### Endorsement For Deed Number : I - 160403101 / 2017

On 12-06-2017

#### 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 10,99,999/-



**Pradipta Kishore Guha**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - IV SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**

On 20-06-2017

#### 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.

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

Presented for registration at 12:29 hrs on 20-06-2017, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Shri Debabrata Chowdhury Alias Choudhuri, one of the Executants.

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

Execution is admitted on 20/06/2017 by 1. Shri Debabrata Chowdhury Alias Choudhuri, Son of Late Rabindra Nath Chowdhury, 24/2a Baishnabghata Bye Lane, P.O: Naktala, Thana: Jadavpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700047, by caste Hindu, by Profession Service, 2. Smt Swarna Chowdhury Alias Choudhuri, Wife of Shri Debabrata Chowdhury, 24/2a Baishnabghata Bye Lane, P.O: Naktala, Thana: Jadavpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700047, by caste Hindu, by Profession House wife, 3. Smt Aruna Das, Wife of Shri Partha Sarathi Das, 83 Rabindra Nagar, P.O: Laskarpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by Profession House wife, 4. Shri Indranil Das, Son of Shri Partha Sarathi Das, 83 Rabindra Nagar, P.O: Laskarpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by Profession Student



Identified by Mr Arun Kumar Seal, , Son of Mr , , Rabindra Nagar, P.O: Laskarpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by profession Others

#### Payment of Fees

Certified that required Registration Fees payable for this document is Rs 11,039/- ( A(1) = Rs 11,000/- ,E = Rs 7/- ,H = Rs 28/- ,M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 11,039/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 16/06/2017 11:39AM with Govt. Ref. No: 192017180019962031 on 16-06-2017, Amount Rs: 11,039/-,  
Bank: Central Bank of India ( CBIN0280107), Ref. No. CBI160617107536 on 16-06-2017, Head of Account 0030-03-104-001-16

#### Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 55,010/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 50,010/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 3286, Amount: Rs.5,000/-, Date of Purchase: 15/06/2017, Vendor name: S K Dey

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 16/06/2017 11:39AM with Govt. Ref. No: 192017180019962031 on 16-06-2017, Amount Rs: 50,010/-,

Bank: Central Bank of India ( CBIN0280107), Ref. No. CBI160617107536 on 16-06-2017, Head of Account 0030-02-103-003-02

*Pradipta Kishore Guha*

**Pradipta Kishore Guha**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - IV SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2017, Page from 81557 to 81588  
being No 160403101 for the year 2017.



*Pradipta*

Digitally signed by PRADIPTA KISHORE  
GUHA  
Date: 2017.06.20 15:04:30 +05:30  
Reason: Digital Signing of Deed.

(Pradipta Kishore Guha) 20/06/2017 15:04:28  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS  
West Bengal.



(This document is digitally signed.)



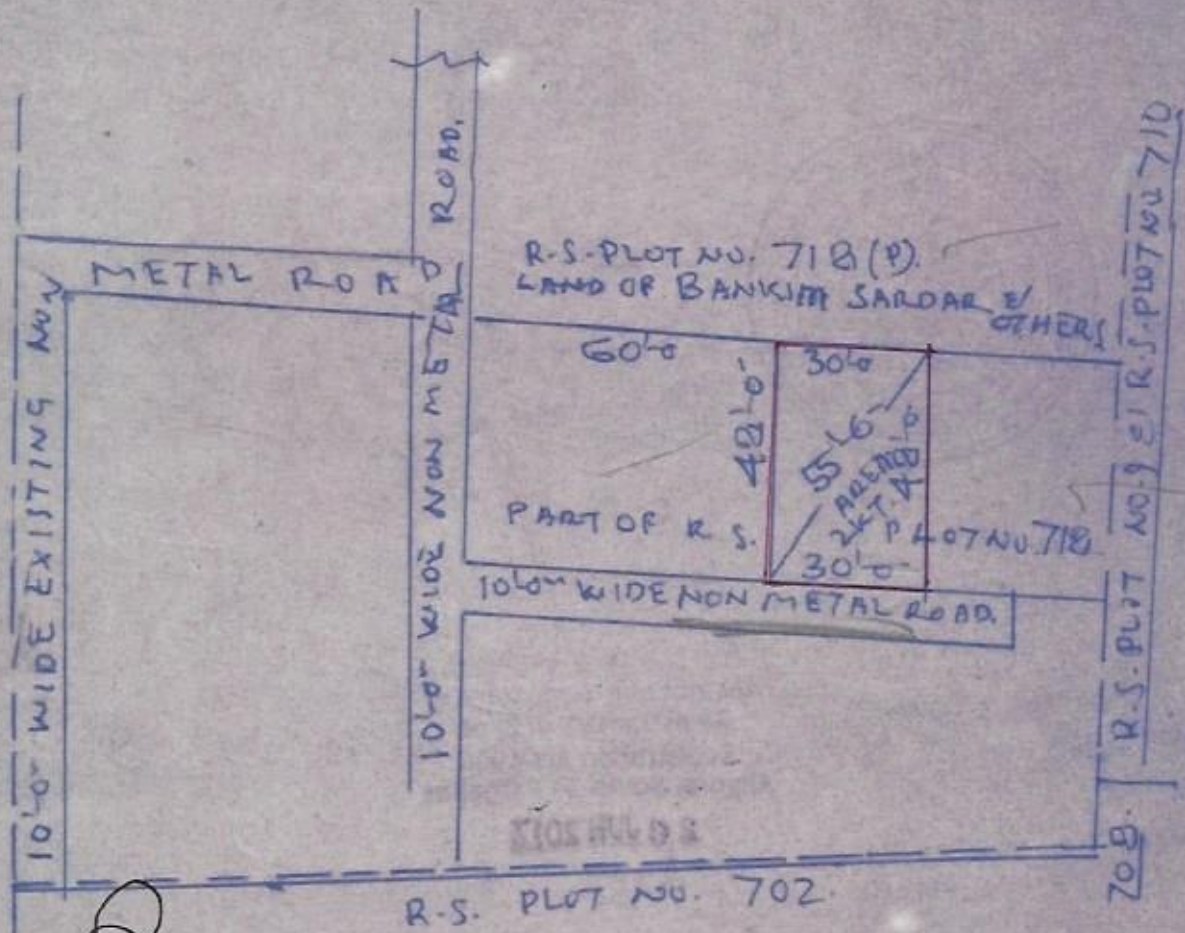
SITE PLAN OF PART OF R.S. DAK NO. 718.  
OF MOUZA-RAMCHANDRAPUR. J.L. NO. 58.

R.S. NO. 196. TOUZI NO. 110. R.S. KHATIAN No. 174  
L.R. DAK NO. 806. L.R. KHATIAN NOS. 1110, 1111

P.S. SONARPUR UNDER BOWHOUGHLI NO I.  
GRAM PANCHAYAT. DIST. 24-PARGANAS (I)

SCALE: 1" = 30'0"

LAND AREA- 2KT-0CH-0SQFT (M/L) IS SHOWN IN REDLINE.  
NAME OF PURCHASER



TRK 002  
 S. N. CHAKRABORTY  
 (D/MAN) CIVIL PLANNER  
 183 Vivekananda Pally, KOL-150  
 Lic No. 134

Debasmita Chowdhury alias  
 Choudhuri  
 Aruna Das. Swarna chowdhury. alias  
 Indranil Das. choudhuri

SIG. OF PURCHASER SIG. OF VENDOR





District Sub-Registrar-  
Registrar U/S 7(2) of  
Registration Act 1908  
Alipore, South 24 Parganas  
**20 JUN 2017**