

6474/17

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I-6211/17



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

08AB 915913

RM

13-7-17

1-59

8-0-100/10/17

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

RM

Addl. District Sub-Registrar
Behala, South 24 Parganas

DEED OF DECLARATION

THIS DEED OF DECLARATION is executed on this ^{13/7}.....

day of ^{July}....., 2017 (Two Thousand Seventeen)

BETWEEN

SL NO 291/28 ¹⁰⁷ 11/7/17
Name: Raghuveer Biswas
Address: 112/8, D. K. Road - vol 2
P. R. Chittur (Behala)
Station Vando
L.A.S. 108/441 Ph



Sh. Md. Mahesh
S/o Late Sh. Md. Mahesh
69, Paul masjid
P.O. - Pan
Vol - 13
O.C. - Pan

A.D.S.R. Behala
11 2 JUL 2017
Dist. South 24 Pgs.

Major Information of the Deed

Deed No :	I-1607-06211/2017	Date of Registration	13/07/2017
Query No / Year	1607-0001001010/2017	Office where deed is registered	
Query Date	11/07/2017 12:27:24 PM	A.D.S.R. BEHALA, District: South 24-Parganas	
Applicant Name, Address & Other Details	MD MAHSIN 63, PANCH MASJID ROAD,,Thana : Thakurpukur, District : South 24-Parganas, WEST BENGAL, PIN - 700063, Mobile No. : 9831672757, Status : Solicitor firm		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
Rs. 2/-	Rs. 36,81,668/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

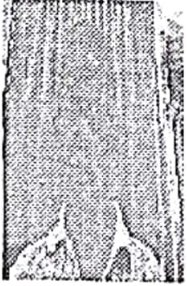

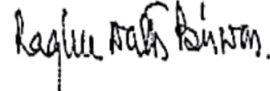
District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Bhattacharya Para Road, , Premises No. 2, Ward No: 125

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value: (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		3 Katha 13 Sq Ft	1/-	36,21,668/-	Width of Approach Road: 16 Ft.,
Grand Total :						4.9798Dec	1 /-	36,21,668 /-

Structure Details :

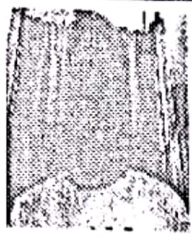

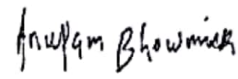
Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	200 Sq Ft.	1/-	60,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 200 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles. Shed, Extent of Completion: Complete					
Total :		200 sq ft	1 /-	60,000 /-	

Declarant Details :

Sl No	Name, Address, Photo, Finger print and Signature			
1	Name	Photo	Fingerprint	Signature
	Mr RAGHUNATH BISWAS, (Alias: PRASANTA BISWAS) (Presentant) Son of Late ADHIR KUMAR BISWAS Executed by: Self, Date of Execution: 13/07/2017 , Admitted by: Self, Date of Admission: 13/07/2017 ,Place : Office			
		13/07/2017	LTI 13/07/2017	13/07/2017

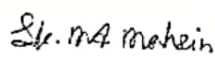
17/07/2017 Query No:-16070001001010 / 2017 Deed No :- 160706211 / 2017, Document is digitally signed.

112/8, DIAMOND HARBOUR ROAD,, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AEGPB0390C, Status :Individual, Executed by: Self, Date of Execution: 13/07/2017
 , Admitted by: Self, Date of Admission: 13/07/2017 ,Place : Office

2	Name	Photo	Fingerprint	Signature
	Mr ANUPAM BHOWMICK Son of Mr CHITTARANJAN BHOWMICK Executed by: Self, Date of Execution: 13/07/2017 , Admitted by: Self, Date of Admission: 13/07/2017 ,Place : Office	 13/07/2017	 LTI 13/07/2017	 13/07/2017

96, BHATTACHARJEE PARA ROAD,, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700063 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AGWPB7771M, Status :Individual, Executed by: Self, Date of Execution: 13/07/2017
 , Admitted by: Self, Date of Admission: 13/07/2017 ,Place : Office

Identifier Details :

Name & address	
Sk. MD MAHSIN Son of Late SK MD SHAHRIAR 63, PANCH MASJID ROAD,, P.O:- THAKURPUKUR, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700063, Sex: Male, By Caste: Muslim, Occupation: Service, Citizen of: India, , Identifier Of Mr RAGHUNATH BISWAS, Mr ANUPAM BHOWMICK	13/07/2017
	

Endorsement For Deed Number : I - 160706211 / 2017

On 13-07-2017
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 : 4 of Indian Stamp Act 1899.
Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)
 Presented for registration at 13:59 hrs on 13-07-2017, at the Office of the A.D.S.R. BEHALA by Mr RAGHUNATH BISWAS Alias PRASANTA BISWAS, one of the Executants.

17/07/2017 Query No:-16070001001010 / 2017 Deed No :I - 160706211 / 2017, Document is digitally signed.

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

Execution is admitted on 13/07/2017 by 1. Mr RAGHUNATH BISWAS, Alias PRASANTA BISWAS, Son of Late ADHIR KUMAR BISWAS, 112/8, DIAMOND HARBOUR ROAD,, P.O: BARISHA, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by Profession Business, 2. Mr ANUPAM BHOWMICK, Son of Mr CHITTARANJAN BHOWMICK, 96, BHATTACHARJEE PARA ROAD,, P.O: BARISHA, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700063, by caste Hindu, by Profession Business
Indetified by Sk. MD MAHSIN, . . Son of Late SK MD SHAHRIAR, 63, PANCH MASJID ROAD,, P.O: THAKURPUKUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700063, by caste Muslim, by profession Service

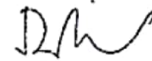
Payment of Fees

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

Payment of Stamp Duty

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

1. Stamp: Type: Impressed, Serial no 915913, Amount: Rs.10/-, Date of Purchase: 11/07/2017, Vendor name: P K Laskar



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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1607-2017, Page from 179430 to 179444
being No 160706211 for the year 2017.



DM

Digitally signed by BISWARUP
GOSWAMI
Date: 2017.07.17 17:03:43 +05:30
Reason: Digital Signing of Deed.

(Biswarup Goswami) 7/17/2017 5:03:37 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
West Bengal.

(This document is digitally signed.)

A/c PRASANTA BISWAS

SRI RAGHUNATH BISWAS, PAN NO. AEGPB0390C, son of Late Adhir Kumar Biswas, By Creed Hindu, By Occupation- Business, By Nationality Indian, Mail Address No. 112/8, Diamond Harbour Road, Udayan Pally, PS. Thakurpukur, PO. Barisha, Kolkata-700008, hereinafter called and referred to as the "OWNER" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns) of the ONE PART.

Raghunath Biswas

AND

SRI ANUPAM BHOWMICK, PAN NO. AGWPB7771M, son of Sri Chittaranjan Bhowmick, By faith Hindu, By Occupation- Business, By Nationality Indian, residing at 96, Bhattacharjee Para Road, P.O. Barisha, Police Station : Thakurpukur, Kolkata - 700 063, having its registered office at 96, Bhattacharjee Para Road, P.O. Barisha, Police Station : Thakurpukur, Kolkata - 700 063, hereinafter called and referred to as the "DEVELOPER" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include his successor-in-office, administrators, and assigns) of the SECOND PART.

WHEREAS party hereto of the one part entered into an agreement on 9.07.2015 with Mr. Anupam Bhowmick for the development of All that piece and parcel of land measuring more or less 3 Cottahs 13 Square Feet together with old dilapidated two rooms with boundary wall being Premises No. 2, Bhattacharjee Para Road, P.S: Thakurpukur, Kolkata-700 063, on the terms and conditions as stipulated therein the said deed of agreement was registered in the office of the A.D.S.R. Behala, Book No. I, Volume No. 1607-2015, Pages from 36795 to 36827, Being No. 160705375, for the year 2015.

AND WHEREAS that after receiving the original deed and on care full perusal of the same it appears that in Page No.3 in the 1st line and Page No.4 in the 3rd column at its 5th line the 'figure 3286/3860' has been wrongly typed and similarly in Page No. 21 in Schedule "A" at its 5th line after the words 'Dag Nos' the figure '3286/3860' has been wrongly typed.

AND WHEREAS in Page No.3 in the 1st line and Page No. 4 in its 3rd Column at its 5th line after the words and figure 'Under Khatian No. 1823' the words and figure 'after mutation it is now known and numbered as Dag No. 3286/ 6036' and similarly in Page No. 21 in Schedule "A" at its 5th line after the words and figure 'khatian No. 1823' the words and figure 'after mutation it is now known and numbered as dag No. 3286/6036' will be inserted.

That save and expect aforesaid all other ^{details} in the statements, in the principal deed will remain unchanged.

That to avoid all future complication and disputes, we both are executing this declaration.

That by this declaration there is no change in the boundary ^{of} the ^{and Premises no. position.} property and physical possession of the property.

*Amaram Bhowmik
Raghu Nath Bhowmik*

*Amaram Bhowmik
Raghu Nath Bhowmik*

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

SIGNED, SEALED & DELIVERED

In the presence of :

WITNESSES :

1. *Su. Md. Mahin*
63, Panel Masjid Road
PO/PS - T. K. Nagar
Kor. 03
2. *Susmita Bhownick*
96, B.P. Road
Kor. - 63

Rajendra Nath Biswas.

Signature of the **OWNER**

Drafted by

Adv. Prasenjit Choudhury
WB/589/73
Advocate

Alipore Judges' Court, Kol-27.
Computed Typed by :

MAHAR

Anupam Bhownick

Signature of the **DEVELOPER**

SPECIMEN FROM FOR TEN FINGERPRINTS



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

NAME :
SIGNAT'

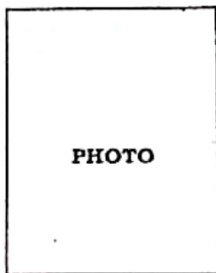
Raghu Nath Raina.



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

NAME
SIGNA'

Anupam Bhowmick



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

NAME : SMT
SIGNATURE .



Government of West Bengal
Directorate of Registration & Stamp Revenue

e-Assessment Slip

Query No / Year	1607-0001001010/2017	Office where deed will be registered
Query Date	11/07/2017 12:27:24 PM	A.D.S.R. BEHALA, District: South 24-Parganas
Applicant Name, Address & Other Details	MD MAHSIN 63, PANCH MASJID ROAD,, Thana : Thakurpukur, District : South 24-Parganas, WEST BENGAL, PIN - 700063. Mobile No. : 9831672757, Status :Solicitor firm	
Transaction	Additional Transaction	
[0901] Declaration, Declaration relating to immovable property		
Set Forth value	Market Value	
Rs. 2/-	Rs. 36,81,668/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 10/-
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)	

Land Details :

District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Bhattacharya Para Road, , Premises No. 2, Ward No: 125

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		3 Katha 13 Sq Ft	1/-	36,21,668/-	Width of Approach Road: 16 Ft.,
Grand Total :					4.9798Dec	1 /-	36,21,668 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	200 Sq Ft.	1/-	60,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 200 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		200 sq ft	1 /-	60,000 /-	

Declarant Details :

Sl No	Name & address	Status	Execution Admission Details :
1	Mr RAGHUNATH BISWAS, (Alias: PRASANTA BISWAS) Son of Late ADHIR KUMAR BISWAS 112/8, DIAMOND HARBOUR ROAD,, P.O:- BARISHA, P.S:- Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AEGPB0390C, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self



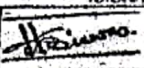
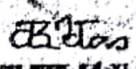
<p>Mr ANUPAM BHOWMICK Son of Mr CHITTARANJAN BHOWMICK96, BHATTACHARJEE PARA ROAD,, P.O:- BARISHA, P.S:- Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700063 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AGWPB7771M, Status :Individual, Executed by: Self , To be Admitted by: Self</p>	<p>Individual</p>	<p>Executed by: Self , To be Admitted by: Self</p>
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Identifier Details :

Name & address	
<p>Sk. MD MAHSIN Son of Late SK MD SHAHRIAR 63, PANCH MASJID ROAD,, P.O:- THAKURPUKUR, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700063, Sex: Male, By Caste: Muslim, Occupation: Service, Citizen of: India, , Identifier Of Mr RAGHUNATH BISWAS, Mr ANUPAM BHOWMICK</p>	
	<p>N</p>

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 10/08/2017) for e-Payment. Assessed market value & Query is valid for 44 days (i.e. upto 24/08/2017) 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.

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER AEGPB0390C		
	नाम / NAME PRASANTA BISWAS	
	पिता का नाम / FATHER'S NAME ADHIR KUMAR BISWAS	
	जन्म तिथि / DATE OF BIRTH 13-04-1946	
हस्ताक्षर / SIGNATURE 	 आयकर प्राधिकारी, ए.ए.ए.सी. COMMISSIONER OF INCOME-TAX, W.B. - XI	

Raghu Nath Raina.

इस कार्ड के खो / गिर जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें।
 संयुक्त आयकर आयुक्त (प्रशासन एवं तकनीकी),
 पी-7,
 चौमिंग्ले 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.