

10 AA 90/2011 Z 35.36/11
भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.5000

Rs.5000

पाँच हजार रुपये

FIVE THOUSAND RUPEES

INDIA

01.12 11.20
अन्वितयवङ्ग पश्चिम बंगाल WEST BENGAL

A 260786

Guaranteed that the document is admitted to registration. The signature sheet/s and the endorsement sheet/s attached with this document are the part of this document.


Dist. Sub-Registrar -
Alipore, South 24 Parganas

01 DEC 2011

DEED OF GIFT

THIS DEED OF GIFT is made on this the 1st day of December

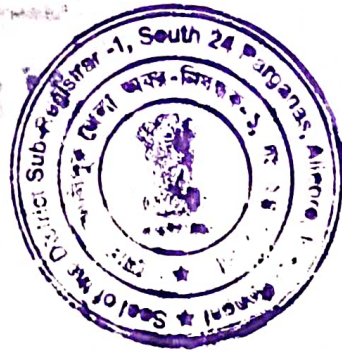
2011 (Two Thousand and Eleven) BETWEEN SMT. NIHAR KANA DAS (BELA DAS) wife of Late Kalipada Das, by Faith - Hindu, by Occupation - Household duties, by Nationality - Indian, residing at L-27, Bose Para, Kamdahari, Garia, Police Station - Regent Park now Bansdrani, Kolkata - 700084, hereinafter called and referred to as the "DONOR" (which term or expression shall unless repugnant

Serial..... 5010
Dt..... 28/11/2011
Name..... Nihari Kana Das.
Address..... L-27, Kumdahuri Base Para

A. K. Purkayasth (Stamp Vendor)
Alipore Police Court, Kol-27

KoL-84

RS-5000/-



chaitali Chatter
w/o Samin Chatter
Khasida Bengali Para
Khasagpur
W. Midnapur
Home wife

District Sub-Registrar-1
Alipore, South 24 Parganas

09 DEC 2011

to the context shall deem to mean and include his heirs, executors, administrators, legal representatives and assigns) of the **ONE PART.**

AND

1. SRI SUKHEN DAS son of Late Kalipada Das, by Faith - Hindu, by Occupation - Service, by Nationality - Indian, residing at L-27, Bose Para, Kamdahari, Garia, Police Station - Regent Park now Bansdroni, Kolkata - 700084 and **2. SRI SAUMEN DAS** son of Late Kalipada Das, by Faith - Hindu, by Occupation - Business, by Nationality - Indian, residing at L-27, Bose Para, Kamdahari, Garia, Police Station - Regent Park now Bansdroni, Kolkata - 700084, hereinafter jointly known and referred to as the "**DONEES**" (which term or expression shall unless repugnant to the context shall deem to mean and include their respective heirs, executors, administrators, legal representatives and assigns) of the **OTHER PART.**

WHEREAS One Rampada Ghosh son of Sri Baidya Nath Ghosh of Kamdahari, Tollygunge, District 24 Parganas was seized and possessed of or otherwise well and sufficiently entitled to **ALL THAT** piece and parcel of land measuring more or less an area of

5 Cottahs 00 Chittak 00 Sq.ft. lying and situated at Mouza - Kamdahari, J.L. No. 49, R.S. No. 200, Pargana - Magura, comprised in Khatian No. 118, appertaining to R.S. Dag No. 487, under Police Station - Regent Park now Bansdroni, within the limits of Ward No. 111, of the Kolkata Municipal Corporation, in the District South 24 Parganas and the said Rampada Ghosh son of Sri Baidya Nath Ghosh of Kamdahari, Tollygunge, District 24 Parganas while seized and possessed of the said property sold, transferred, conveyed, assigned and assured **ALL THAT** piece and parcel of land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft., as stated above, unto and in favour of **SMT. NIHAR KANA DAS (BELA DAS)** wife of Late Kalipada Das, of L-27, Bose Para, Kamdahari, Garia, Police-Station - Regent Park now Bansdroni, Kolkata -700084, being the Present Donor herein, by virtue of a registered Bengali Deed of Sale, duly registered in the office of Sub-Registrar at Alipore and recorded in Book No.I, Volume No. 20, Pages from 235 to 239, Being No. 693, for the year 1958.

AND WHEREAS SMT. NIHAR KANA DAS (BELA DAS) wife of Late Kalipada Das, of L-27, Bose Para, Kamdahari, Garia, Police Station - Regent Park now Bansdroni, Kolkata -700084, being the

Present Donor herein while seized and possessed of the said property duly mutated her name in the records of the Kolkata Municipal Corporation and the property known and numbered as **KMC Premises No. 61, Bosepara Road, having its Mailing Address L-27, Bose Para, Kamdahari, Garia, Police Station - Regent Park now Bansdrani, Kolkata -700084** and has been corporation taxes in her name in KMC Assessee No. 31-111-04-0061-9 and accordingly she has been constructed a two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) over the schedule landed property at her own costs, expenses and efforts, free from all encumbrances.

AND WHEREAS SMT. NIHAR KANA DAS (BELA DAS) wife of Late Kalipada Das, of L-27, Kamdahari Bose Para, Garia, Police Station - Regent Park, Kolkata -700084, being the Present Donor herein became the absolute owner of **ALL THAT** piece and parcel of land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a piece two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, lying and situated

at Mouza - Kamdahari, J.L. No. 49, R.S. No. 200, Pargana - Magura, comprised in Khatian No. 118, appertaining to R.S. Dag No. 487, under Police Station - Regent Park now Bansdroni, within the limits of Ward No. 111, of the Kolkata Municipal Corporation, being **Premises No. 61, Bosepara Road, having its Mailing Address L-27, Bose Para, Kamdahari, Garia, Kolkata -700084**, in the District South 24 Parganas.

AND WHEREAS the Donee No.1 herein happens to be the elder son of the Donor and the Donee No.2 herein happens to be the younger son of the Donor.. The Donor have deep love and affection towards the Donees. The Donor is satisfied with the day to day dutifullness of the Donees upon her. Hence out of such natural love and deep affection which the Donor has unto the Donees, the Donor is desirous of transferring her said undivided 1/3rd share of homestead land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, in favour of Donee No. 1, morefully described in the Schedule "B"

hereunder written and undivided 2/3rd share of homestead land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, in favour of Donee No. 2, morefully described in the Schedule "C" hereunder written, lying and situated at Mouza - Kamdahari, J.L. No. 49, R.S. No. 200, Pargana - Magura, comprised in Khatian No. 118, appertaining to R.S. Dag No. 487, under Police Station - Regent Park now Bansdrone, within the limits of Ward No. 111, of the Kolkata Municipal Corporation, being **KMC Premises No. 61, Bosepara Road, having its Mailing Address L-27, Bose Para, Kamdahari, Garia, Kolkata -700084**, in the District South 24 Parganas, towards free and unconditional gift and thus the Donor approached the Donees and requested to accept the same.

AND WHEREAS the Donees herein who happens to be the own mother of the Donor, being agreed with the said proposal of the Donor and agreed to accept the said Gift of their mother with most gratitude and honour.

NOW THIS INDENTURE WITNESSETH AS FOLLOWS : -

That in consideration of natural love and affection which the Donor had and still have for the Donees, the Donor do hereby and hereby renounce all her estate and right, title and interest with intend to vest the same in and grant, convey, transfer, gift and assure unto and to the use of Donees freely and voluntarily, undivided 1/3rd share of homestead land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, in favour of Donee No. 1, morefully described in the Schedule "B" hereunder written and undivided 2/3rd share of homestead land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, in favour of Donee No. 2, morefully described in the Schedule "C" hereunder written, and delivered the same unto in favour of the

Donees **TO HAVE AND TO HOLD** the same for the sole use and benefit absolutely and unconditionally for ever.

That on and from execution of this presence the Donees, by virtue of this Deed of Gift, shall be the sole and absolute owner of **ALL THAT** piece and parcel of undivided 1/3rd share of homestead land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, in favour of Donee No. 1, morefully described in the Schedule "B" hereunder written and undivided 2/3rd share of homestead land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, in favour of Donee No. 2, morefully described in the Schedule "C" hereunder written, free from all encumbrances.

That the gift in question is completed by handing over and taking over the physical possession of the Schedule "B" and "C" property by and between the parties herein.

- : (9) : -

That the Donees on and from this day shall have the liberty to mutate their names in the records of the Kolkata Municipal Corporation to be the recorded owner of the property as described in the Schedule "B" and "C" and shall pay necessary taxes and rates for the same in their names in terms of the assessment to be made by the Kolkata Municipal Corporation.

That Donees become the absolute owners of sixteen annas share by way of this gift in respect of the said property.

That no consideration money is paid to the Donor by the Donees for such gift as appeared herein.

That the property to be gifted as morefully and particularly described in the Schedule "B" is valued to **Rs. 12,00,000/- (Rupees Twelve Lakhs) only** and the same has been assessed in terms of the present available market price.

- :: **SCHEDULE OF THE PROPERTY ABOVE REFERRED TO** :: -

- :: **SCHEDULE "A"** :: -

(Description of the Property)

ALL THAT piece and parcel of land measuring more or less an area of 5 Cottahs 00 Chittak 00Sq.ft. together with a pucca two

storied building, having an area more or less 1200 Sq.ft. (On the Ground Floor, having built-up area more or less 700 Sq.ft. and On the First Floor, having built-up area more or less 500 Sq.ft.) now standing thereon, the building built in the year 1970, lying and situated at Mouza - Kamdahari, J.L. No. 49, R.S. No. 200, Pargana - Magura, comprised in Khatian No. 118, appertaining to R.S. Dag No. 487, under Police Station - Regent Park now Bansdrani, within the limits of Ward No. 111, **being Assessee No. 31-111-04-0061-9** of the Kolkata Municipal Corporation, being **Premises No. 61, Bosepara Road, having its Mailing Address L-27, Bose Para, Kamdahari, Garia, Kolkata -700084**, in the District South 24 Parganas, with all sorts of easements, benefits, liberties, privileges, common passages, rights, title, facilities, appendages and appurtenances whatsoever to the property within the ambit of Kolkata Municipal Corporation, in the District of South 24 Parganas and same is butted and bounded as follows :-

On the North :

On the South :

On the East :

On the West :

- :: SCHEDULE "B" ABOVE REFERRED TO :: -

(Description of the property to be gifted in favour of
the Donee No. 1 by the Donor)

ALL THAT piece and parcel of **undivided 1/3rd share** of land measuring more or less **1 (one) Cottah 10 (ten) Chittaks 30 (thirty) Sq.ft. i.e. 1200 Sq.ft.** together with brick built pucca structure now standing thereon having an area of **1200 (One Thousand Two Hundred) Sq.ft. i.e. 400 Sq.ft.**, lying and situated at Mouza - Kamdahari, J.L. No. 49, R.S. No. 200, Pargana - Magura, comprised in Khatian No. 118, appertaining to R.S. Dag No. 487, under Police Station - Regent Park now Bansdrani, within the limits of Ward No. 111, being **Assessee No.31-111-04-0061-9** of the Kolkata Municipal Corporation, being **Premises No. 61, Bosepara Road, having its Mailing Address L-27, Bose Para, Kamdahari, Garia, Kolkata -700084**, in the District South 24 Parganas, with all sorts of easements, benefits, liberties, privileges, common passages, rights, title, facilities, appendages and appurtenances whatsoever to the property within the ambit of Kolkata Municipal Corporation, in the District of South 24 Parganas, along with undivided proportionate impartible share of underneath land of "A" Schedule property.

- :: SCHEDULE "C" ABOVE REFERRED TO :: -

(Description of the property to be gifted in favour of
the Donee No. 2 by the Donor)

ALL THAT piece and parcel of **undivided 2/3rd share** of land measuring more or less **3 (three) Cottahs 05 (five) Chittaks 15 (fifteen) Sq.ft. i.e. 2400 Sq.ft.** together with brick built pucca structure now standing thereon having an area of **1200 (One Thousand Two Hundred) Sq.ft. i.e. 800 Sq.ft.**, lying and situated at Mouza - Kamdahari, J.L. No. 49, R.S. No. 200, Pargana - Magura, comprised in Khatian No. 118, appertaining to R.S. Dag No. 487, under Police Station - Regent Park now Bansdrani, within the limits of Ward No. 111, being **Assessee No. 31-111-04-0061-9** of the Kolkata Municipal Corporation, being **Premises No. 61, Bosepara Road, having its Mailing Address L-27, Bose Para, Kamdahari, Garia, Kolkata -700084**, in the District South 24 Parganas, with all sorts of easements, benefits, liberties, privileges, common passages, rights, title, facilities, appendages and appurtenances whatsoever to the property within the ambit of Kolkata Municipal Corporation, in the District of South 24 Parganas, along with undivided proportionate impartible share of underneath land of "A" Schedule property.

IN WITNESS WHEREOF the Donor herein have set and subscribed her hand on the day, month and year first above written.

SIGNED, SEALED & DELIVERED

in presence of :

WITNESSES :-

1) Debarshi Bhattacharya.
L/36, Kondhni
Bosepara, Garia
Kul-84.

2) Rajib Narayan Ray
K-40 Bosepara,
Garia, Kol-84

Nihar Kama Das
@ Dulce Das

SIGNATURE OF THE DONOR

I, the Donees herein do hereby
accept the gift with most
gratitude and honour

Sukhen Das
Saumen Das
SIGNATURE OF THE DONEES

Drafted & prepared by me :-

Prabuddha Ghosh Mukherjee
Rego. No. WB-613/89

Advocate,
Alipore Police Court,
Kolkata - 700 027.
Computerised Printed by :

(Kuntal Mukherjee)

| | Thumb | 1st finger | middle finger | ring finger | small finger |
|------------|-------|------------|---------------|-------------|--------------|
| left hand | | | | | |
| right hand | | | | | |

Name NIHAR KANADAS (BELADAS)
 Signature Nihar Kanadas Beladas

| | Thumb | 1st finger | middle finger | ring finger | small finger |
|------------|-------|------------|---------------|-------------|--------------|
| left hand | | | | | |
| right hand | | | | | |

Name SUKHEN DAS
 Signature Sukhen Das

| | Thumb | 1st finger | middle finger | ring finger | small finger |
|------------|-------|------------|---------------|-------------|--------------|
| left hand | | | | | |
| right hand | | | | | |

Name SAUMEN DAS
 Signature Saumen Das

| | Thumb | 1st finger | middle finger | ring finger | small finger |
|------------|-------|------------|---------------|-------------|--------------|
| left hand | | | | | |
| right hand | | | | | |

Name







Signature

Government of West Bengal
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
Office of the D.S.R.-I SOUTH 24-PARGANAS, District- South 24-Parganas
Signature / LTI Sheet of Serial No. 04490 / 2011, Deed No. (Book - I , 03536/2011)

I . Signature of the Presentant

| Name of the Presentant | Signature with date |
|------------------------|---|
| Nihar Kana Das | Nihar Kana Das @Bela Das 7: 12-2011 |

II . Signature of the person(s) admitting the Execution at Office.

| Sl No. | Admission of Execution By | Status | Photo | Finger Print | Signature |
|--------|--|--------|---|---|--------------------------------|
| 1 | Nihar Kana Das Address -L -27, Bose Para , Kamdahari , Garia, Kolkata, Thana:-Regent Park, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700084 | Self |  |  LTI | Nihar Kana Das @Bela Das |
| | | | 01/12/2011 | 01/12/2011 | |
| 2 | Sukhen Das Address -L-27, Bose Para , Kamdahari , Garia, Kolkata, Thana:-Regent Park, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700084 | Self |  |  LTI | Sukhen Das |
| | | | 01/12/2011 | 01/12/2011 | |
| 3 | Saumen Das Address -L-27, Bose Para , Kamdahari , Garia, Kolkata, Thana:-Regent Park, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700084 | Self |  |  LTI | Saumen Das |
| | | | 01/12/2011 | 01/12/2011 | |

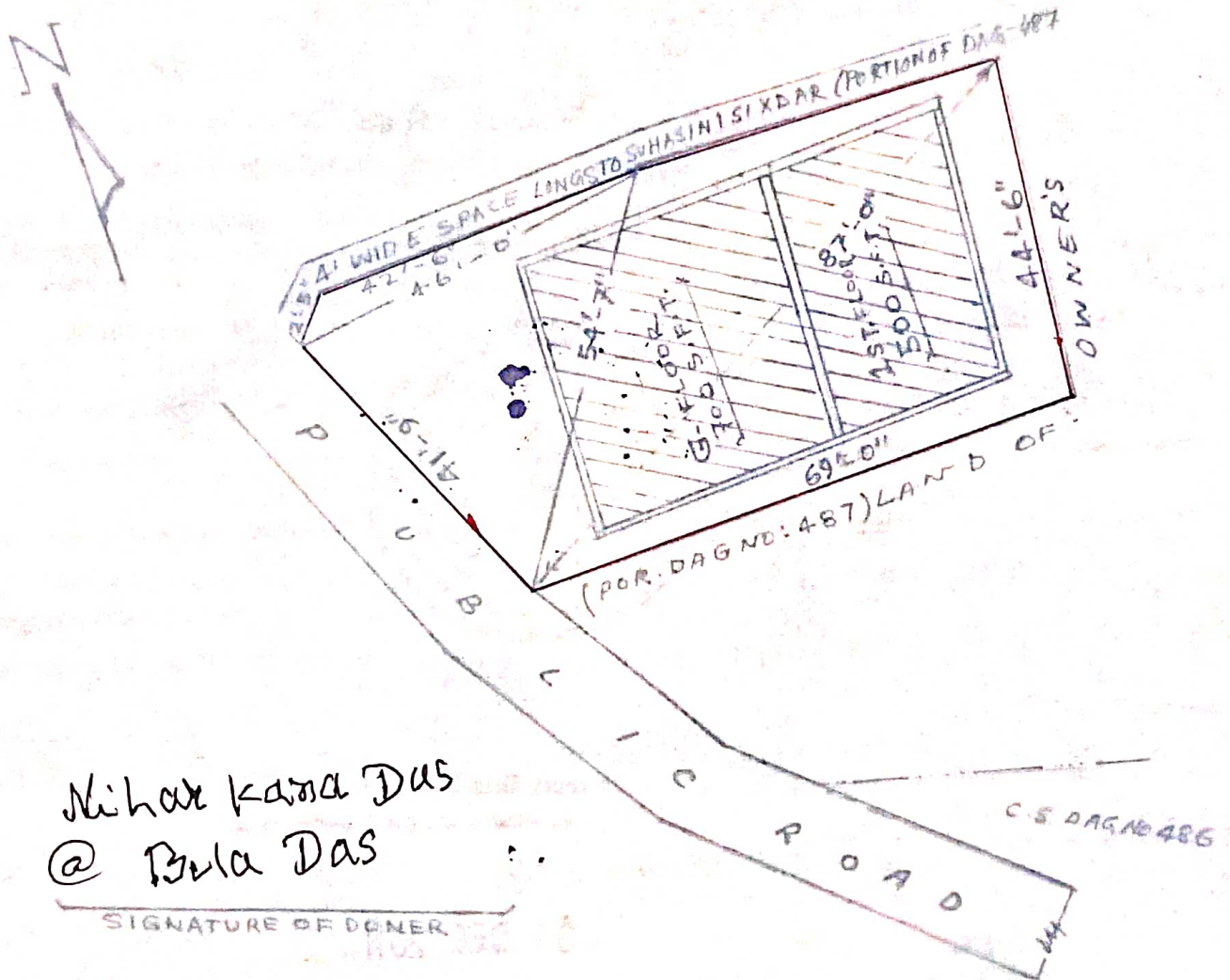
Name of Identifier of above Person(s)
 Chaitali Chatterjee
 Kharida Bengali Para , Kharagpur, District:-Paschim
 Midnapore, WEST BENGAL, India, P.O. :-

Signature of Identifier with Date

Chaitali Chatterjee
 1. 12. 2011

SITE PLAN OF PREMISES NO: 61 BOSE PARA
 KOLKATA - 700084 (MAINING ADD. L - 27 BOSE PARA)
 UNDER MOUZA KAMDAHARI J. L. NO: 49 KHATAH
 NO: 118 DAG NO: 487, K.M. CWARD NO: 111, BOR:
 NO: 11 P.S. BANSDRONI AN AREA OF LAND: -
 05 COTTAH 00 CH. 00 S.F.T. WITH G+1 (TWO ST)
 PUCCA STRUCTURE HAVING 1200 S.F.T. (G-700 S.F.T.
 1ST-500 S.F.T.)

NAME OF DONEES: SUKHEN DAS & SAUMEN DAS



Nihar Kanta Das
 @ Bula Das

SIGNATURE OF DONER

Sukhen Das
 Saumen Das

DONEES SIGNATURE

DRAWN BY-

A.K. Chakraborty

A K CHAKRABORTY
 (SURVEYOR)

Reg. No: 0292/2004
 W.H



Government Of West Bengal
Office Of the D.S.R.-I SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Deed Number : I - 03536 of 2011
(Serial No. 04490 of 2011)

On

Payment of Fees:

On 01/12/2011

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 : 33(i),5 of Indian Stamp Act 1899.

Payment of Fees:

Amount By Cash

Rs. 38315/-, on 01/12/2011

(Under Article : A(1) = 38269/- ,E = 14/- ,H = 28/- ,M(b) = 4/- on 01/12/2011)

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 for Gift in Favour of family members has been assessed at Rs.- 3479220/- for the chargeability of the stamp duty and registration fees.

Certified that the required stamp duty of this document is Rs.- 17416 /- and the Stamp duty paid as: Impressive Rs.- 5000/-

Deficit stamp duty

Deficit stamp duty Rs. 12420/- is paid by the draft number 944318, Draft Date 22/11/2011, Bank Name State Bank of India, Garia, received on,01/12/2011

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

Presented for registration at 12.02 hrs on 01/12/2011, at the Office of the D.S.R.-I SOUTH 24-PARGANAS by Nihar Kana Das Alias Bela Das,Executant.

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

Execution is admitted on 01/12/2011 by

1. Nihar Kana Das Alias Bela Das, wife of Late Kalipada Das , L -27, Bose Para , Kamdahari , Garia, Kolkata, Thana:-Regent Park, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700084 , By Caste Hindu, By Profession : House wife
2. Sukhen Das, son of Late Kalipada Das , L-27, Bose Para , Kamdahari , Garia, Kolkata, Thana:-Regent Park, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700084 , By Caste Hindu, By Profession : Service


(Humayun Ali)

DISTRICT SUB-REGISTRAR-I
EndorsementPage 1 of 2

01/12/2011 12:34:00



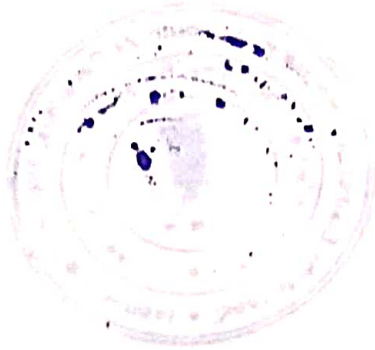
Government Of West Bengal
Office Of the D.S.R.-I SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Dood Number : I - 03536 of 2011
(Serial No. 04490 of 2011)

3. Saumen Das, son of Late Kalipada Das , L-27, Bose Para , Kamdahari , Garia, Kolkata, Thana:-Regent Park, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700084 , By Caste Hindu, By Profession : Business

Identified By Chaitali Chatterjee, wife of Samir Chatterjee, Kharida Bengali Para , Kharagpur, District:-Paschim Midnapore, WEST BENGAL, India, P.O. :- , By Caste: Hindu, By Profession: House wife.

(Humayun Ali)
DISTRICT SUB-REGISTRAR-I



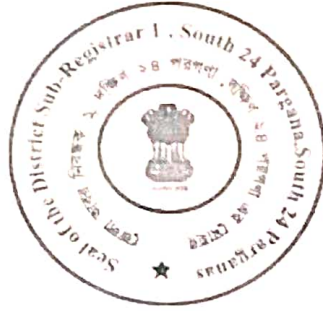
District Sub-Registrar-I
South 24 Parganas

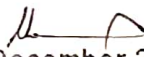
01 DEC 2011

(Humayun Ali)
DISTRICT SUB-REGISTRAR-I
EndorsementPage 2 of 2

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 18
Page from 3807 to 3826
being No 03536 for the year 2011.




(Humayun Ali) 07-December-2011
DISTRICT SUB-REGISTRAR-I
Office of the D.S.R.-I SOUTH 24-PARGANAS
West Bengal