

APURBA ROME

ADVOCATE, B.Com (Hons.), LL.B (Hons.)
Calcutta High Court, Judges' Court Howrah



Resi. & Chamber: 73/2 Deshpran Sasmal
Road, P.O Kadamtala, Howrah- 711101.
Chamber: 74/2A, Abinash Chandra
Banerjee Lane, Kolkata-700010

Mobile: +91 8820392639
E-mail: romeapurba@gmail.com

NO ENCUMBRANCE CERTIFICATE

I have conducted a Title Search of Smt. Krishna Mukherjee, Sri Satyandra Mukherjee, Smt. Swati Tapaswi Sanyal, Biswanath Mukherjee, Sankar Nath Mukherjee, Kallol Mukherjee, Manju Mukherjee, Dipendra Nath Mukherjee, Sumon mukhopadhyay, Supti Dutta, Sudipta Mukherjee, Neetik Mukherjee and Subhash Mukherjee, all resident of R.K Ghoshal road, Kolkata-700042 in respect of the land measuring about 09 Cottahs 08 Chittaks at Mouza- Kasba, J.L No. 13, Dag no. 951/1269, Khatian No. 1181 and 1212 being Municipal Premises no. **42/C RAJKRISHNA GHOSHAL ROAD, P.S KASBA, KOLKATA-700042**, Ward no. 91, within the limits of Kolkata Municipal Corporation, being ASSESSEE No. 210911500700, on which the development of the proposed project is to be carried out and certify that:

1. From the records it is clearly confirmed that the chain of title of the property is quite clear and unambiguous.
2. I personally visited the concerned registry office and conducted search from the year 2007 to 2023 in the offices of D.S.R –South 24 Parganas, A.D.S.R.- Alipore, A.R.A. Kolkata, and during the search period no adverse entry found in the records, which were available in the aforesaid Registry offices and the Development Agreements and Development Power of Attorney are duly registered.
3. Court Search done for the period 2012 to 2023 and it appears that no Title suit has been filed or pending during that period and hereby certify that the subject property is **free from encumbrances**, charges, liens, and attachment of any kind and it is absolutely clear and marketable.
4. Further, I have conducted a Search on the portal of CERSAI and found no Security Interest Entry in respect of the Property. I also certify that the property is enforceable under SARFAESI Act, 2002.

Date:- 26-09-2023

Place:- Kolkata




Signature of Advocate



Government of West Bengal
Office of the SOUTH 24-PARGANAS (D.S.R. - I)
Receipt for fees deposited for Search
Form - 1556

Date of Application: 29-08-2023

Serial No of Application	1601006678/2023	Search No	1601006678/2023
Search for the Years	From 2019 To 2023	Record Available	From 08/12/2008 onwards
Property to be Searched	District: South 24-Parganas, PS: Kasba, , Premises: 42/C, Road: R. K. Ghoshal Road		
From whom Received	A SAHA		
Fees Paid under Articles	F1(i) 2 /-	F1(ii) 4 /-	


Search Result: No Record Found

(Mr Md Tabis Ansari)

D.S.R. - I SOUTH 24-PARGANAS
OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS



HIGH COURT FORM NO. (M) 55 CIVIL / (H) 30 (Criminal) APPLICATION FOR INFORMATION

Serial No. & Date	Name & residence of the applicant	Name of information required	Date on which information is to be ready	Signature of Officer receiving the application	Remarks
1 2182/23	ANAMIKA SANA ADVOCATE Calcutta High Court Kolkata	District - South 24 Parganas In the Court of 2d 5th Court Officer's Judge 5th Division Alipore In relation any title suit has been filed against name Krishna Mukherjee 10/10 Lake Samananda Math Mukherjee Address of the property - Premises no 42/c RK General Road, PS-Karba PIN - 700031 For the year - 2012-2013 If any title suit has been filed found intimate FR 75 WD & the next date of the Module Property	4 25.08.23	5 	No Such T.S. has been filed in this Court during year 2022 & 2023 appears from the year register of



25.08.23
Civil Judge (Sr. Division)
5th Court, Alipore



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Property Location	Property Type & Transaction	Plot & Khatian No and Zone	Area of Property	Other Details	View Party
District: South 24-Parganas, PS; Kasba, KOLKATA MUNICIPAL CORPORATION, Premises: 42A, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: Gift, Gift in f/o others except family members, Government, Local Body	Plot No: Khatian:	Area of Land: 96 Sq. Ft., (96 Sqft) Area of Structure: 40 Sq Ft	Deed No: I-160302071/2015 Volumne: , Page: 3491 - 3507 Date of Registration: 16/03/2015 Date of Completion: 17/03/2015 Date of Delivery: 23/03/2015 Query No: 1603004272 /2015 Serial No: 160302281/2015	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42A, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: [0601] Exchange, Exchange	Plot No: Khatian: 00000/00	Area of Land: 1.10000160 decimal (480 Sqft) Area of Structure: 333 Sq Ft	Deed No: I-160302113/2016 Volumne: , Page: 66991 - 67054 Date of Registration: 03/05/2016 Date of Completion: 03/05/2016 Date of Delivery: 09/05/2016 Query No: 16031000135549/2016 Serial No: 1603002453/2016	View



(<https://wbifms.gov.in/GRIPS/>)

Finance Department

(<http://www.wbfin.nic.in/>)

Government of West Bengal



(<https://www.wbifms.gov.in/>)

Land & Land Reforms

(<http://banglarbhumi.gov.in/>)

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(<http://india.gov.in/>)

Property Location	Property Type & Transaction	Plot & Khatian No and Zone	Area of Property	Other Details	View Party
District: South 24-Parganas, PS; Kasba, KOLKATA MUNICIPAL CORPORATION, Premises: 42B, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: Gift, Gift in f/o family members and others	Plot No: Khatian:	Area of Land: 576 Sq. Ft., (576 Sqft) Area of Structure: 60 Sq Ft	Deed No: I-160303404/2013 Volumne: , Page: 1707 - 1722 Date of Registration: 05/04/2013 Date of Completion: 08/04/2013 Date of Delivery: 13/05/2013 Query No: 1603006343 /2013 Serial No: 160303574/2013	View
District: South 24-Parganas, PS; Kasba, KOLKATA MUNICIPAL CORPORATION, Premises: 42B, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: Gift, Gift in f/o family members and others	Plot No: Khatian:	Area of Land: 288 Sq. Ft., (288 Sqft) Area of Structure: 30 Sq Ft	Deed No: I-160303404/2013 Volumne: , Page: 1707 - 1722 Date of Registration: 05/04/2013 Date of Completion: 08/04/2013 Date of Delivery: 13/05/2013 Query No: 1603006343 /2013 Serial No: 160303574/2013	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42B, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: [0601] Exchange, Exchange	Plot No: Khatian: 00000/00	Area of Land: 1.10000160 decimal (480 Sqft) Area of Structure: 333 Sq Ft	Deed No: I-160302113/2016 Volumne: , Page: 66991 - 67054 Date of Registration: 03/05/2016 Date of Completion: 03/05/2016 Date of Delivery: 09/05/2016 Query No: 16031000135549/2016 Serial No: 1603002453/2016	View

Property Location	Property Type & Transaction	Plot & Khatian No and Zone	Area of Property	Other Details	View Party
District: South 24-Parganas, PS; Kasba, KOLKATA MUNICIPAL CORPORATION, Premises: 42C, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: Gift, Gift in Favour of family members	Plot No: Khatian:	Area of Land: 264 Sq. Ft., (264 Sqft) Area of Structure: 90 Sq Ft	Deed No: I-160303403/2013 Volumne: , Page: 1675 - 1688 Date of Registration: 05/04/2013 Date of Completion: 08/04/2013 Date of Delivery: 13/05/2013 Query No: 1603006344 /2013 Serial No: 160303573/2013	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42C, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24- PARGANAS	Property Type: Land Transaction: [0601] Exchange, Exchange	Plot No: Khatian: 00000/00	Area of Land: 6.05000880 decimal (2640 Sqft) Area of Structure: 200 Sq Ft	Deed No: I-160302113/2016 Volumne: , Page: 66991 - 67054 Date of Registration: 03/05/2016 Date of Completion: 03/05/2016 Date of Delivery: 09/05/2016 Query No: 16031000135549/2016 Serial No: 1603002453/2016	View



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Directorate of Registration and Stamp Revenue

Finance (Revenue) Department, Government of West Bengal

Query No Deed No

Deed Details

District

South 24-Parganas

Registration Office

SOUTH 24-PARGANAS (D.S.R. - III)

Deed No

02113

Deed Year

2016

Security Code

Z6D9P7

M3F6Z4



Submit

Service Count

4,37,16,003

Deed Details

****Updated Data****

Transaction	Registered At	Deed No	Volume & Page No	Date of Registration	Date of Completion	Date of Delivery	Serial No
[0601] Exchange, Exchange	D.S.R. - III SOUTH 24- PARGANAS	I-160302113/2016	1603-2016 Page No: 66991 to 67054	03/05/2016	03/05/2016	09/05/2016	1603002453/2016

****Updated Data****

Name & Address of the Party

Name	Address	Status
Basanti Mukherjee Wife of Late Sailendra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange
Krishna Mukherjee Wife of Late Samarendra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange
Satyendra Nath Mukherjee Son of Late Sailendra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange
Swati Tapaswi Sanyal Wife of Shri Subhasish Tapaswi Sanyal	District: South 24-Parganas, PS: Purba Jadabpur, Pin: 700099, State: West Bengal,, Country: India,	Status: Parties to Exchange
Sumon Mukhopadhyay Son of Late Samarendra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange

Name	Address	Status
Shipra Mukhopadhyay Wife of Late Sachindra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange
Supti Datta Wife of Shri Indradyumna Datta	District: Bangalore, PS: MADIVALA, Pin: 560068, State: Karnataka,, Country: India,	Status: Parties to Exchange
Sudipta Mukherjee Son of Late Samarendra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange
Nripendra Nath Mukherjee Son of Late Brojendra Nath Mukherjee	District: South 24-Parganas, PS: Kasba, Pin: 700042, State: West Bengal,, Country: India,	Status: Parties to Exchange

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****Updated Data******Details of Property**

Property Location	Property Type & Transaction	Plot & Khatian No and Zone	Area of Property
District : South 24-Parganas,PS :Kasba,Municipality: KOLKATA MUNICIPAL CORPORATION,Premises :42A,Road: R. K. Ghoshal Road, Ward :91,	Property Type : Land Transaction :[0601] Exchange, Exchange	Khatian No :00000/00	Area of Land: 1.10000160 decimal (480 Sqft) Area of Structure :333 Sq Ft
District : South 24-Parganas,PS :Kasba,Municipality: KOLKATA MUNICIPAL CORPORATION,Premises :42C,Road: R. K. Ghoshal Road, Ward :91,	Property Type : Land Transaction :[0601] Exchange, Exchange	Khatian No :00000/00	Area of Land: 6.05000880 decimal (2640 Sqft) Area of Structure :200 Sq Ft
District : South 24-Parganas,PS :Kasba,Municipality: KOLKATA MUNICIPAL CORPORATION,Premises :42B,Road: R. K. Ghoshal Road, Ward :91,	Property Type : Land Transaction :[0601] Exchange, Exchange	Khatian No :00000/00	Area of Land: 1.10000160 decimal (480 Sqft) Area of Structure :333 Sq Ft

****Updated Data****

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Site Map (./site_map.aspx)

TOTAL VISITOR :

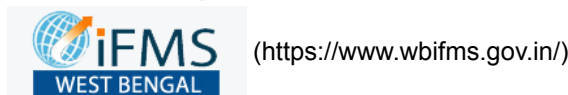
(Since 25/05/2016)

Property Location	Property Type & Transaction	Plot & Khatian No and Zone	Area of Property	Other Details	View Party
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 91 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [0901] Declaration, Declaration relating to immovable property	Plot No: Khatian: 00000/00	Area of Land: 15.67500000 decimal (9 Katha,8 Chatak)	Deed No: I- 160305735/2016 Volumne: , Page: 167413 - 167440 Date of Registration: 09/12/2016 Date of Completion: 13/12/2016 Date of Delivery: 15/12/2016 Query No: 16031000419694/2016 Serial No: 1603006627/2016	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 091 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [0138] Sale, Development Power of Attorney after Registered Development Agreement	Plot No: Khatian: 00000/00	Area of Land: 15.67500000 decimal (9 Katha,8 Chatak) Area of Structure: 3000 Sq Ft	Deed No: I- 160305008/2018 Volumne: , Page: 158185 - 158228 Date of Registration: 27/12/2018 Date of Completion: 28/12/2018 Date of Delivery: 09/01/2019 Query No: 16031000325227/2018 Serial No: 1603005434/2018	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 091 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [0110] Sale, Development Agreement or Construction agreement	Plot No: Khatian: 00000/00	Area of Land: 15.67500000 decimal (9 Katha,8 Chatak) Area of Structure: 3000 Sq Ft	Deed No: I- 160305009/2018 Volumne: , Page: 157295 - 157363 Date of Registration: 27/12/2018 Date of Completion: 27/12/2018 Date of Delivery: 09/01/2019 Query No: 16030001905241/2018 Serial No: 1603005398/2018	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 091 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [0901] Declaration, Declaration relating to immovable property	Plot No: Khatian: 00000/00	Area of Land: 15.67500000 decimal (9 Katha,8 Chatak)	Deed No: I- 160303725/2019 Volumne: , Page: 120171 - 120192 Date of Registration: 13/11/2019 Date of Completion: 13/11/2019 Date of Delivery: 13/11/2019 Query No: 16030001682760/2019 Serial No: 1603004087/2019	View

Property Location	Property Type & Transaction	Plot & Khatian No and Zone	Area of Property	Other Details	View Party
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 091 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [1401] Power of Attorney related to immovable properties, General Power of Attorney related to immovable properties	Plot No: Khatian: 00000/00	Area of Land: 15.67500000 decimal (9 Katha,8 Chatak) Area of Structure: 3000 Sq Ft	Deed No: I- 160301780/2020 Volumne: , Page: 59801 - 59821 Date of Registration: 28/09/2020 Date of Completion: 01/10/2020 Date of Delivery: 05/10/2020 Query No: 16032001189202/2020 Serial No: 1603002007/2020	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 091 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [0901] Declaration, Declaration relating to immovable property	Plot No: Khatian: 00000/00	Area of Land: 15.64772928 decimal (9 Katha,7 Chatak,33.1 Sqft)	Deed No: I- 160300223/2021 Volumne: , Page: 10051 - 10074 Date of Registration: 19/01/2021 Date of Completion: 19/01/2021 Query No: 16032000122267/2021 Serial No: 1603000212/2021	View
District: South 24-Parganas, PS; Kasba, Municipality: KOLKATA MUNICIPAL CORPORATION,, Premises: 42/C, Road: R. K. Ghoshal Road, , Ward: 091 Deed Registered in: D.S.R. - III SOUTH 24-PARGANAS	Property Type: Land Transaction: [0902] Declaration, Agreement relating to Immovable Property	Plot No: Khatian: 00000/00	Area of Land: 15.67500000 decimal (9 Katha,8 Chatak)	Deed No: I- 160305430/2021 Volumne: , Page: 158056 - 158089 Date of Registration: 05/08/2021 Date of Completion: 05/08/2021 Query No: 16032001279785/2021 Serial No: 1603005529/2021	View



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