

03010/14

I-03204/14



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

৪/৫/১৪

৳ - 7440/14

৳ 24,72,725/-

৳ 202899 B 202899

are the part of this Document

MZ
Additional Registrar
of Assurances - Kolkata
8.4.14

THIS DEED OF CONVEYANCE

Made on this the 8th day of April Two Thousand and Fourteen

BETWEEN

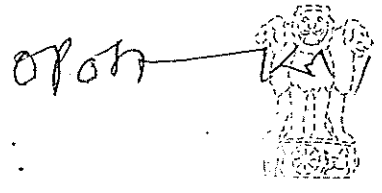
(1) M/S. LAKHI RAM PRIYA VART a partnership firm duly registered under the provisions of the Indian Partnership Act, 1932, having its principal place of business and office at 747 Shivaji Colony, Rohtak, Haryana, and also having its office at 88,S/A, Block E, New Alipore,

Vol 289

Kanodia to Das

24 MAR 2014

NAME
ADD.
Rs.	5000 / 6
24 MAR 2014	
S. CHATTERJEE	
Licensed Stamp Vendor	
C. C. Court	
2 & 3, K. S. Poy Road, Kol-1	



TR - Kar Kedia

1946

AROKYA NIRMAN (P) LTD
 &
CHAKRADEV REAL ESTATE (P) LTD.

TR - Kar Kedia
 Director/Authorised Signatory

1947

M/S. LAKHIRAM PRIYAVARTI
 Partner

(RAJINDER SINGH)

1948

M/S. LAKHIRAM PRIYAVARTI
 Partner

(SUBMITTED)

REGIONAL REGISTRAR
REGISTRATION DEPARTMENT
KOLKATA
24 APR 2014

RANCHANDRA KHAMTA
 S/O: RAJESH CHANDRA

Kolkata-700053, having Income Tax Permanent Account (PAN) No. "AAAF2822R" represented by its present partners (i) SRI RAJINDER SINGH (PAN NO.- ABQPS3822F) son of Late Priya Vart, residing at 88/S/A, Block- E, New Alipore, Kolkata - 700 053, and (ii) SRI SURENDER SINGH (PAN NO.- ABQPS3821G) son of Late Priya Vart, residing at 16-B/40-Road No. 40, Punjabi Bagh West, Delhi, hereinafter referred to as the "VENDORS" (which expression shall unless repugnant to the context be deemed to mean and include the said present partners of the said partnership firm and its partners from time to time and their respective legal heirs, successors, successors-in-office, legal representatives, administrators, executors and assigns in office) of the FIRST PART.

AND

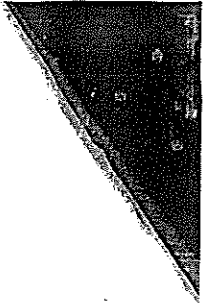
1. AROKYA NIRMAN PVT. LIMITED (PAN No. AALCA7084J);
2. CHAKRADEV REALESTATE PVT. LIMITED (PAN No. AAFCC2907E);

Both the above named companies incorporated under the provisions of the Indian Companies Act, 1956, having their Registered Offices at 2B, Dr. Shyama Das Row, P.S. Ballygunge, Kolkata-700 019, and are represented by their Director Mr. Ram Kumar Kedia son of Late Nagarmal Kedia, by faith Hindu, by occupation Company Director, residing 50, Suburban School Road, P. S. Kalighat, Kolkata - 700 025,, hereinafter jointly and/or severally referred to as the "PURCHASERS" (which expression shall unless repugnant to the context be deemed to mean and include their respective successors, successors-in-office and/or interest, agents and assigns) of the OTHER PART.

GENERAL REGISTRAR
MATA
* 2 APR 1964

WHEREAS:

- A. This deed of conveyance is being executed by the parties hereto for sale by the vendors unto and in favour of the Purchasers of all that the piece and parcel of land measuring about 16 Satak (Sixteen) Decimal (satak) lying and situate at Mouza Dhamaitala, Pargana Magura, P. S. Sonarpur, under the jurisdiction of the Rajpur Municipality Sub Registration Office at Baruipur), in the District of South 24 Parganas comprised in R. S. No. 236, Touzi No. 3,4,5, R. S. Khatian No. 36, R. S. Dag No. 187, which is hereinafter referred to as the said Land and the same is more fully and particularly mentioned and described in the schedule hereunder written.
- B. The devolution and flow of title of the said land is narrated hereinafter.
- C. That (i) Shri Manmath Nath Sardar, son of Surendra nath Sardar (ii) Shri Pashupati Naskar, son of Kailash Chandra Naskar (iii) Shrimati Indubala Naskar, wife of Dukhiram Naskar, were the absolute joint owners in respect of the property being sali land measuring 16 Decimal, situated and lying within Mouza Dhamaitala, Pargana Magura, P. S. Sonarpur, Sub Registration Office at Baruipur in the District of previously 24 Parganas now South 24 Parganas comprised in R. S. No. 236, Touzi No. 3,4,5, R. S. Khatian No. 36, R. S. Dag No. 187.
- D. While thus being seized and possessed of the aforesaid landed property as legal owners the said Shri Manmatha nath Sardar & others for their legal necessity of money, sold, conveyed, granted, assured, assigned and transferred the aforesaid property being the aforesaid 16 Decimal Land being all that the piece and parcel of Sali land, situate and lying within Mouza Dhamaitala Pargana Magura, P. S. Sonarpur, Sub Registration Office at Baruipur in the



ADDITIONAL REGISTRAR
MUNICIPALITY
68 APR 1964

District of previously 24 Parganas (now South 24 Parganas) comprised in R. S. No. 236, Touzi No. 3,4,5, R. S. Khatian No. 36, R. S. Dag No 187, by virtue of a registered Deed of Conveyance dated 17th June 1975, by a Bengali Saff Kobala Deed to Shri Dewan Singh son of Late Late Praem sukh and the same ~~was~~ registered in Sonarpur Sub Registration Office and recorded in Book No. 1, Volume No. 41, Pages from 226 to 228, Being No. 2795 for the year 1975, for the valuable consideration paid by him.

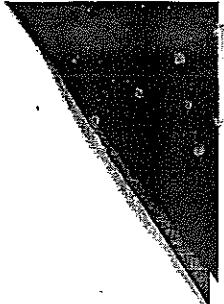
- E. The said Dewan Singh thus became the sole owner of the said land.
- F. By virtue of a decree passed on 1st December, 1983 in Civil Suit No. 205 of 1983 in the Court of the Ld. Addl. Senior Sub Judge, Rohtak, the said M/s. Lakhi Ram Priya Vart was granted amongst other properties all that the said land measuring 16 Decimal which is the subject matter of sale hereunder.
- G. The partners of the said Lakhi Ram Priya Vart have also joined this indenture as Vendors. The vendor namely the said Lakhi Ram Priya Vart thus became the absolute owner of the aforesaid premises but its names have not yet been mutated in the records of the B. L. & L. R. O. and the vendor have assured the purchaser that there is no impediment in having its name mutated for which the vendor have taken necessary steps and will take all required steps to complete the same. Notwithstanding this deed of conveyance being executed and registered the vendor shall ensure that its name is recorded in the Government Records
- H. The Vendors have further held out represented and assured that the said premises is free from all encumbrances charges claims demands acquisitions requisitions mortgages lispensens whatsoever and howsoever and that the premises is within the ceiling limits prescribed under the relevant provisions of law.
- I. The Vendors herein and also others on the one hand and one Ananta Dealtrade Pvt. Ltd., having its registered office at No. 50,



VALDERRAMA REGISTER
VALDERRAMA REGISTER
20 APR 1964

Suburban School Road, P.S. Kalighat, Kolkata - 700025 on the other hand, entered into an agreement and executed a Memorandum of Understanding dated 2nd February, 2012, for sale of about 800 Cottahs of land which included the said 16 Decimal of Land being the said land lying and situate at or within the Mouza Dhamaitala within the jurisdiction of P. S. Sonarpur, South 24 Parganas by the Vendors named therein for the consideration and on the terms and conditions stated therein. In terms of the said Memorandum of Understanding dated 2nd February, 2012, the said Ananta Dealtrade Pvt. Ltd., has from time to time as per the request of the said Vendors therein, paid to the said vendors named therein a total sum of Rs. 3,10,00,000/- (Rupees Three Crores and Ten Lac) only as and by way of earnest money and in part payment towards the value of the 800 Cottahs of land.

- J. By reason of disputes having arisen relating to specific performance of the said MOU dated 2nd February, 2012, the said Ananta Dealtrade Pvt. Ltd., initiated legal proceedings before the Ld. District Judge at Alipore being Title Suit No.93 of 2012, which was renumbered as Title Suit No. 2 of 2013. The parties to the said MOU have amicably and mutually settled and resolved the said disputes and the vendors with the other vendors agreed and undertook to complete the sale and transfer of the said 800 Cottahs of land in terms thereof either in favour of the said Ananta Dealtrade Pvt. Ltd., or its nominees, and The Ld. District Judge has been pleased to pass an order on 10/05/2013, pursuant whereunto the sale of the said 800 Cottahs Land is being completed by the parties accordance with the said MOU dated 2nd February, 2012.
- K. As per the request of the Vendors named in the said Memorandum of Understanding dated 2nd February, 2012, requested the said Ananta Dealtrade Pvt. Ltd., to make an additional advance

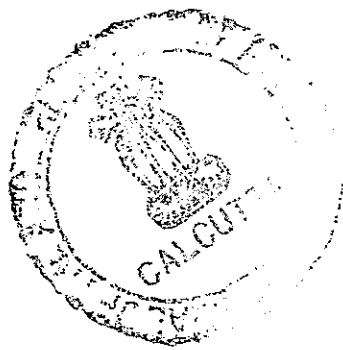


ADJECTIVE

1978

payment towards the earnest money in further part payment under the said Memorandum of Understanding dated 2nd February, 2012. Acting at the request of the Vendors named in the said Memorandum of Understanding dated 2nd February, 2012 and considering the need for paying off the aforesaid State Bank of India, Taratala Branch, the said Ananta Dealtrade Pvt. Ltd., paid by a Demand Draft No. 223745, dated 23rd March, 2013, issued by the State Bank of India, Harish Mukherjee Road Branch (102/B, Harish Mukherjee Road, Kolkata-700 025, West Bengal) a further sum of Rs. 41,00,000/- (Rupees Forty One Lac) only to State Bank of India, Stressed Assets Recovery Branch, 2/1, Russel Street, Kolkata- 700071.

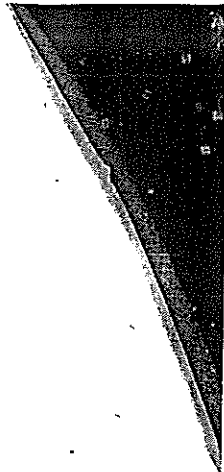
- L. The said Ananta Dealtrade Pvt. Ltd., had paid the mutually agreed amount as earnest money and in part payment of the total payable consideration to the vendors. As such the vendors has received a sum of Rs. 5,95,838/- (Rupees Five Lacs Ninety Five Thousand Eight Hundred and Thirty Eight) only towards the value or price of the said land and the Purchaser herein has agreed to make payment of the balance amount of agreed consideration being a sum of Rs. 4,69,938/- (Rupees Four Lacs Sixty Nine Thousand Nine Hundred and thirty Eight) only at or before execution and presentation for registration of this deed of conveyance, to the vendors.
- M. In due compliance of the said Order passed by the Learned District Judge, the Vendors named in the said MOU have by various deeds of conveyances sold and transferred a total area of land measuring about 470 Cottahs and sale and transfer of the remaining area measuring about 330 Cottahs is now proposed to be completed within which the said land measuring 16 Decimals is also comprised.
- N. In terms of the said MOU dated 2nd February, 2012, the said Ananta Dealtrade Pvt. Ltd., has nominated the Purchaser herein to



APPROVED FOR
BY THE
8 APR 1941

complete the purchase of the said land being all that the piece and parcel of land measuring about 16 Decimals and at the request of and also in due compliance of its obligations under the said MOU, the vendors herein have agreed to sell transfer grant convey assign and assure the said land unto and in favour of the Purchasers herein upon payment of the said balance amount of the said agreed payable consideration amount.

- O. The vendors herein have assured the Purchasers inter alia that neither any other person and/or persons has any right title interest or claim in the said land nor any one has asserted any right thereon in any manner whatsoever and also further assured that no other person as owner or otherwise holding or owing contiguous land has expressed desire or intention to purchase the said land which is intended to be hereby sold and the vendors had offered to sell the said land measuring 16 Decimal which is more fully and particularly mentioned and described in the Schedule hereunder.
- P. In terms of the said Memorandum of Understanding dated 2nd February, 2012 as also the compromise arrived at and filed in the said Title Suit and pursuant to the nomination of the Purchaser made by the said Ananta Dealtrade Pvt. Ltd., to complete the purchase of the said area of land measuring 16 Decimal being the said land (out of the said remaining area of 330 Cottahs of land) the same is mentioned in the schedule hereunder written and which is intended to be hereby sold conveyed transferred granted assigned and assured by the Vendors herein unto and in favour of the Purchasers herein in further part performance of the said Memorandum of Understanding dated 2nd February, 2012.



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ADDITIONAL RECEIPT
RECEIVED BY ASSOCIATE
48 APR 1964

NOW THIS INDENTURE WITNESSETH AS FOLLOWS:

That in pursuance of the Said Agreement as recorded in the said Memorandum of Understanding dated 2nd February, 2012, and in consideration of the sum of Rs. 10,65,776/- (Rupees Ten Lakhs Sixty five Thousand Seven hundred and seventy six) only of the lawful money of the Union of India well and truly paid at or before execution of these presents to the Vendors herein as per details mentioned in the Memo of Receipt written hereunder (the receipt whereof the VENDORS doth hereby as well as by the receipt hereunder written admits and acknowledges) and of and from payment of the same and every part thereof, hereby releases and discharges the Purchaser and the said land, the Vendors as the beneficial and lawful Owners of the said land doth hereby grant transfer, sell, assign, assure and convey unto and to the use of the Purchaser free from all encumbrances charges claims demands mortgages lispens occupiers tenants licensees trespassers bargadars bhag-chasees acquisitions attachments requisitions and/or any proceedings under the West Bengal Land Reforms Act and also free from any litigation affecting the right title and interest of the vendors by or at the instance of any third party whatsoever and howsoever all that the piece and parcel of land measuring 16 (Sixteen) Decimal be the same a little more or less, lying and situate within Mouza Dhamaitala, Pargana Magura, P. S. Sonarpur, Sub Registration Office previously at Baruipur and now A.D.S.R. Sonarpur, in the District of South 24 Parganas (previously 24 Parganas), comprised in R. S. No. 236, Touzi No. 3,4,5, R. S. Khatian No. 36, R. S. Dag No. 187, L. R. Khatian No. _____ and L. R. Dag No. _____, which is more fully and particularly mentioned in the Schedule hereunder written and the same is shown and delineated in the Map or Plan thereof annexed hereto and bordered therein within RED LINES together with all trees fences, hedges, ditches, way, water, watercourses lights, liberties, privileges, easements and appurtenances whatsoever to the said land or

ADDITIONAL REGISTRAR
MADRAS STATE SOLKATA
19 APR 1954

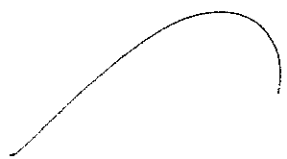
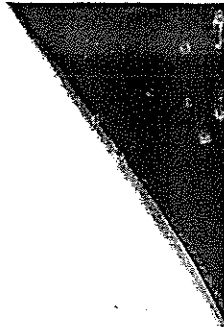
in any way appertaining or usually held or occupied therewith or reputed to belong or be appurtenant thereto OR HOWSOEVER OTHERWISE the said land or any part thereof now are or is or heretofore were or was situated tenanted butted bounded called known numbered described or distinguished and all the estate, right, title interest, claim, and demand whatsoever for them the Vendors or its predecessor(s) in title into and upon the said land or any part thereof TOGETHER WITH all deeds, writings and muniments and other evidences of title whatsoever exclusively relating to or concerning the said land or any part thereof which now are on hereafter shall or may be in the possession or power or control of the Vendors or any one claiming under the Vendors or any other person or persons from whom the Vendors may procure the same without any action or suit TO HAVE AND TO HOLD the said land hereby granted or expressed so to be unto and to the use of the Purchaser absolutely and forever and the Vendors doth hereby for itself and its partners from time to time and their heirs, executors successors representatives administrators agents and assigns covenant with the Purchaser that NOTWITHSTANDING any act, deed matter or thing heretofore done executed or knowingly suffered to the contrary the Vendors are now lawfully and absolutely seized and possessed of the said land free from all encumbrances attachments and defect in title whatsoever and the Vendors are otherwise well and sufficiently entitled to the said land hereby granted or expressed so to be and every part thereof for a perfect and indefeasible estate or inheritance without any manner or condition use trust or other thing whatsoever to alter defeat encumber or make void the same and that NOTWITHSTANDING any such act deed or thing whatsoever as aforesaid done or made or caused to be done or made the Vendors has in itself good right full power and absolute authority to sell convey transfer grant assign and assure the said land hereby sold conveyed transferred granted assigned and assured or expressed so to be unto and to the use of the Purchaser in the manner

ADDITIONAL RECEIPT
RECEIVED
8 APR 2004

aforesaid and the Purchaser shall and may all times hereafter peacefully and quietly possessed and enjoy the rent issues and profits thereof without any lawful eviction, interruption claim or demand whatsoever from the Vendors or any person or persons lawfully or equitably claiming from under or in trust for it And the Vendors have put the Purchasers in actual physical peaceful vacant and lawful possession of the said land And Further that the Purchasers shall be entitled to apply to have their names mutated in the records and also to obtain from the concerned B. L. & L. R. O. the Record of Rights in their names and further that the Vendors and all persons having or lawfully or equitably claiming or estate or right title and interest in the said land or any part thereof from under or in trust for it the Vendors shall and will from time to time and at all times hereafter at the request and costs of the Purchasers do and execute and perform and/or cause to be done and executed and performed all such acts and deeds matters and things whatsoever for further and more perfectly assuring the said land conveyed by these presents and every part thereof unto and to the use of the Purchasers in the manner aforesaid as shall or may be reasonably required AND THE VENDORS DO AND EACH ONE OF THEM DOTH hereby indemnify and assure the purchasers to keep the Purchasers indemnified in respect of and against all disputes or claims raised with regard to the title of the vendor and/or mutation of the name of the Vendor and also in respect of any damages or loss that may be suffered by reason thereof.

AND THE Vendors have at or before execution of these presents handed over and delivered to the Purchasers all the link deeds evincing title of the Vendor to the said land and the detailed particulars of such link deeds and other current title documents so handed over to the Purchasers by the Vendors are mentioned in a Schedule thereof which is attached hereto and the same forms part hereof.

AND the said Ananta Dealtrade Pvt. Ltd., has confirmed and assured the sale of the said land mentioned in the schedule hereunder



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written by the Vendors unto and in favour of the Purchasers and also that the sale of the said land hereby so made shall absolve the Vendors from performing to the extent of such sale made by them who are also the party vendors in the said Memorandum of Understanding under and in terms of the said Memorandum of Understanding dated 2nd February, 2012.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT the piece and parcel of land measuring and/or containing 16 (Sixteen) Decimal be the same a little more or less being the total property of and/or comprised in R.S. Dag No. 187, R.S Khatian No.36, held and owned by the Vendors, lying and situate within Mouza Dhamaitala, Pargana Magura, P. S. Sonarpur, Sub Registration Office at Baruipur , Sonarpur, in the District of South 24 Parganas comprised in R. S. No. 236, Touzi No. 3,4,5, R. S. Khatian No. 36, R. S. Dag No. 187, which is shown and delineated in the Map or Plan thereof annexed hereto and bordered therein within RED LINES, abutting on 4 feet katcha path and which is butted and bounded in the manner following, that is to say-

ON THE NORTH: R.S. DAG NO..188

ON THE SOUTH : R.S. DAG NO. 186

ON THE EAST : R.S. DAG NO. 192 & 191

ON THE WEST : R.S. DAG NO. 185 & 184



KEMENTERIAN KESEHATAN
REPUBLIK INDONESIA
* 6 APR 2012 *

IN WITNESS WHEREOF the parties abovenamed have put and subscribed their respective hands and seals and signature on the day month and year first above written.

M/S. LAKHIRAM PRIYAVART

Partner (Kajinder Singh)
M/S. LAKHIRAM PRIYAVART
Partner

SIGNATURE OF THE VENDORS

AROKYA NIRMAN (P) LTD
CHAKRADEV REAL ESTATE (P) LTD.

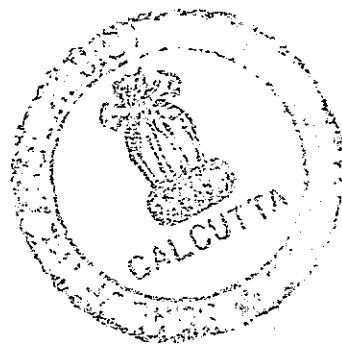
R. K. K. K.
Director/Authorised Signatory

SIGNATURE OF THE PURCHASERS

WITNESSESS :

1. *S.K.*
(S. K. Kanodia, Advocate,
High Court, Calcutta)

2. *Sujay Chandra*
of Court of Law
Pat. No. 64/32



ADDITIONAL REGISTRAR
OF COMPANIES, CALCUTTA
8 APR 2016

RECEIVED of and from the within named Purchasers through the said sum Rs. 10,65,776/- (Rupees Ten Lakhs Sixty five Thousand Seven Hundred & Seventy six) only in full and final payment of the consideration payable in terms of this deed of sale, as per Memo below:

MEMO OF CONSIDERATION

By adjustment and appropriation
out of the earnest money paid
to the Vendor in terms of the
mutually agreed terms and
conditions

Rs. 5,95,838.00

By Pay order No. 791027
Dated 20th March, 2014
Drawn on United Bank of India
Issued by Arokya Nirman Pvt. Ltd
Favouring Lakhi Ram Priya Vart
Towards the balance amount

Rs. 2,34,969.00

By Pay order No. 791028
Dated 20th March, 2014
Drawn on United Bank of India
Issued by Chakradev Realestate Pvt. Ltd
Favouring Lakhi Ram Priya Vart
Towards the balance amount

Rs. 2,34,969.00

ADDITIONAL REGISTRAR
OF LAND REVENUE, KOLKATA
28 APR 2016

TOTAL

Rs. 10,65,776-00

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Total Rupees Ten Lakhs Sixty five Thousand Seven Hundred & Seventy six only.

M/S. LAKHIRAM PRIYAVART

Partner

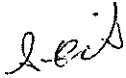
M/S. LAKHIRAM PRIYAVART

Partner

SIGNATURE OF THE VENDORS

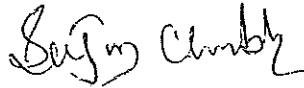
WITNESSESS :

1.

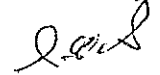


(S. K. Kanodia, Advocate,
High Court, Calcutta)

2.



Drafted by Me:



(S. K. Kanodia, Advocate,
High Court, Calcutta)



[Handwritten signature]

ADDITIONAL REGISTRAR
OF THE DISTRICT COURT, SOLKATA
28 APR 2011



Government Of West Bengal
Office Of the A.R.A. - I KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 03204 of 2014
(Serial No. 03010 of 2014 and Query No. 1901L000007440 of 2014)

08/04/2014

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

Presented for registration at 18.10 hrs on :08/04/2014, at the Private residence by Ram Kumar Kedia
, Claimant.

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

Execution is admitted on 08/04/2014 by

1. Rajinder Singh
Partner, M /s Lakhi Ram Priya Vart, 747, Shivaji Colony: Rohtak, Thana:-ROTHAK SADAR.
District:-Rohtak, HARYANA, India,
, By Profession : Others

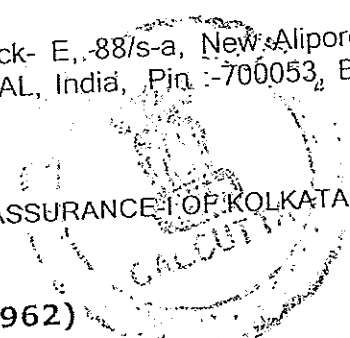
2. Surender Singh
Partner, M /s Lakhi Ram Priya Vart, 747, Shivaji Colony, Rohtak, Thana:-ROTHAK CITY,
District:-Rohtak, HARYANA, India,
, By Profession : Others

3. Ram Kumar Kedia
Director, Arokyia Nirman Pvt Ltd, 2b, DR SHYAMADAS ROW, Kolkata, Thana:-Bullygunge,
District:-South 24-Parganas, WEST BENGAL, India, Pin :-700019.

Director, Chakradev Realestate Pvt Ltd, 2b, DR SHYAMADAS ROW, Kolkata, Thana:-Bullygunge,
District:-South 24-Parganas, WEST BENGAL, India, Pin :-700019.
, By Profession : Others

Identified By Ramchandra Khatua, son of Lt Sankarsan Khatua, Block- E, -88/s-a, New Alipore,
Kolkata, Thana:-New Alipore, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700053, By
Caste: Hindu, By Profession: Others.

(Dinabandhu Roy)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA



On 09/04/2014

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, 5 of Indian Stamp Act 1899.

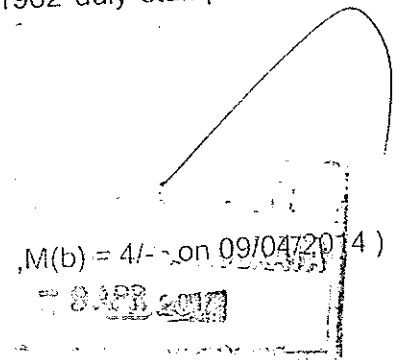
Payment of Fees:

Amount By Cash

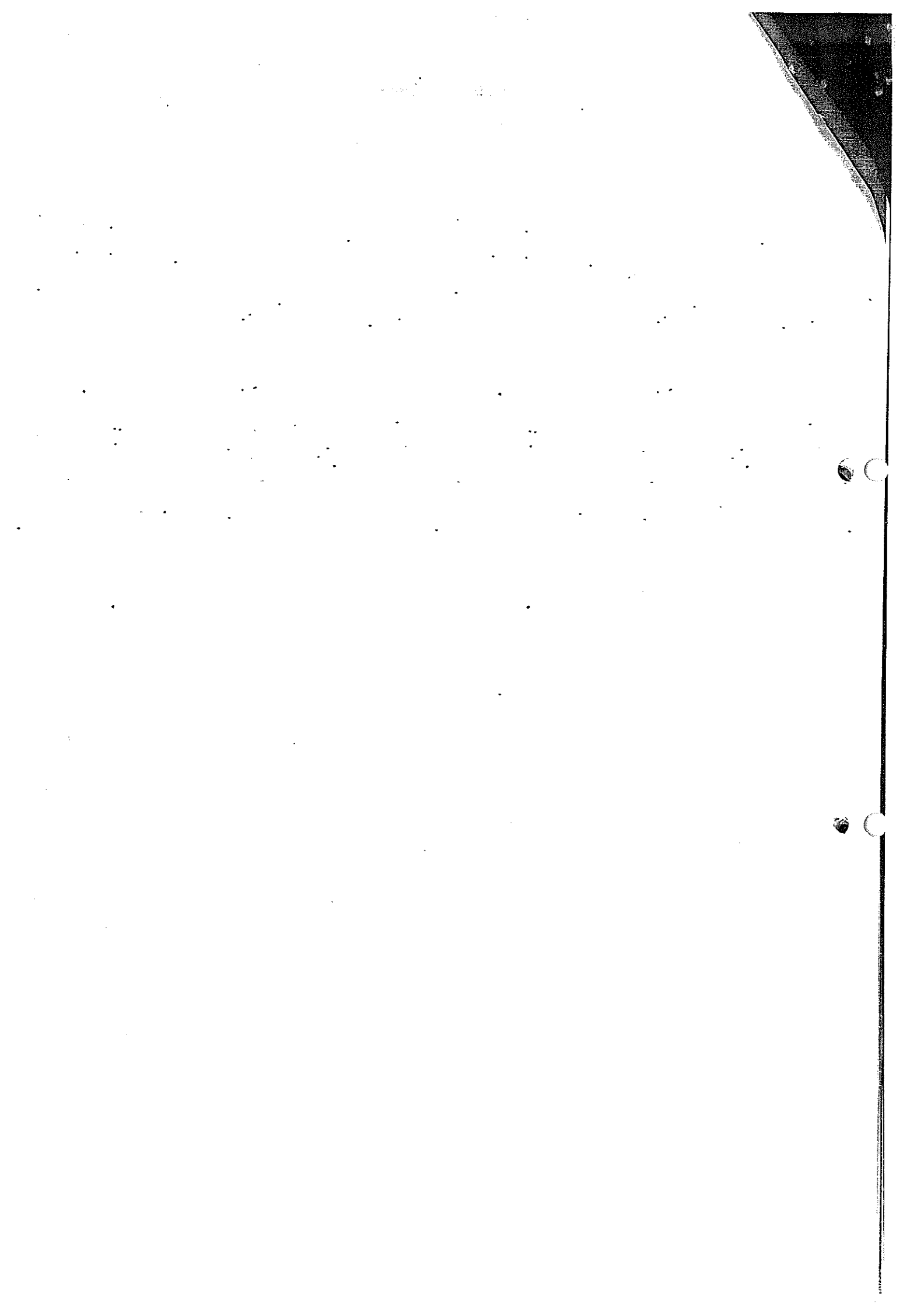
Rs 27290.00/-, on 09/04/2014

(Under Article : A(1) = 27192/- ,E = 14/- ,I = 55/- ,M(a) = 25/- ,M(b) = 4/- on 09/04/2014)

Certificate of Market Value(WB PUVI rules of 2001)



(Dinabandhu Roy)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA
Endorsement Page 1 of 2





Government Of West Bengal
Office Of the A.R.A. - I KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 03204 of 2014
(Serial No. 03010 of 2014 and Query No. 1901L000007440 of 2014)

certified that the market value of this property which is the subject matter of the deed has been assessed at Rs.-24,72,725/-

certified that the required stamp duty of this document is Rs.- 148384 /- and the Stamp duty paid as:-
resive Rs.- 5000/-

Stamp duty

Stamp duty

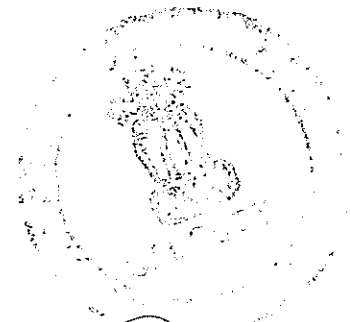
RS. 31692/- is paid , by the draft number 322827, Draft Date 29/03/2014, Bank : State Bank of India, HARISH MUKHERJEE ROAD, received on 09/04/2014

RS. 40000/- is paid , by the draft number 322826, Draft Date 29/03/2014, Bank : State Bank of India, HARISH MUKHERJEE ROAD, received on 09/04/2014

RS. 40000/- is paid , by the draft number 322825, Draft Date 29/03/2014, Bank : State Bank of India, HARISH MUKHERJEE ROAD, received on 09/04/2014

RS. 31692/- is paid , by the draft number 322824, Draft Date 29/03/2014, Bank : State Bank of India, HARISH MUKHERJEE ROAD, received on 09/04/2014

(Dinabandhu Roy)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA



(Dinabandhu Roy)

ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA

Endorsement Page 2 of 2



1994





ADDITIONAL SECRETARY
OF PUBLIC RELATIONS
KOLKATA
8 APR 2014

SITE PLAN OF LAND IN MOUZA-DHAMAITALA.


J.L.NO=75 . R.S.DAG NO.= 187.

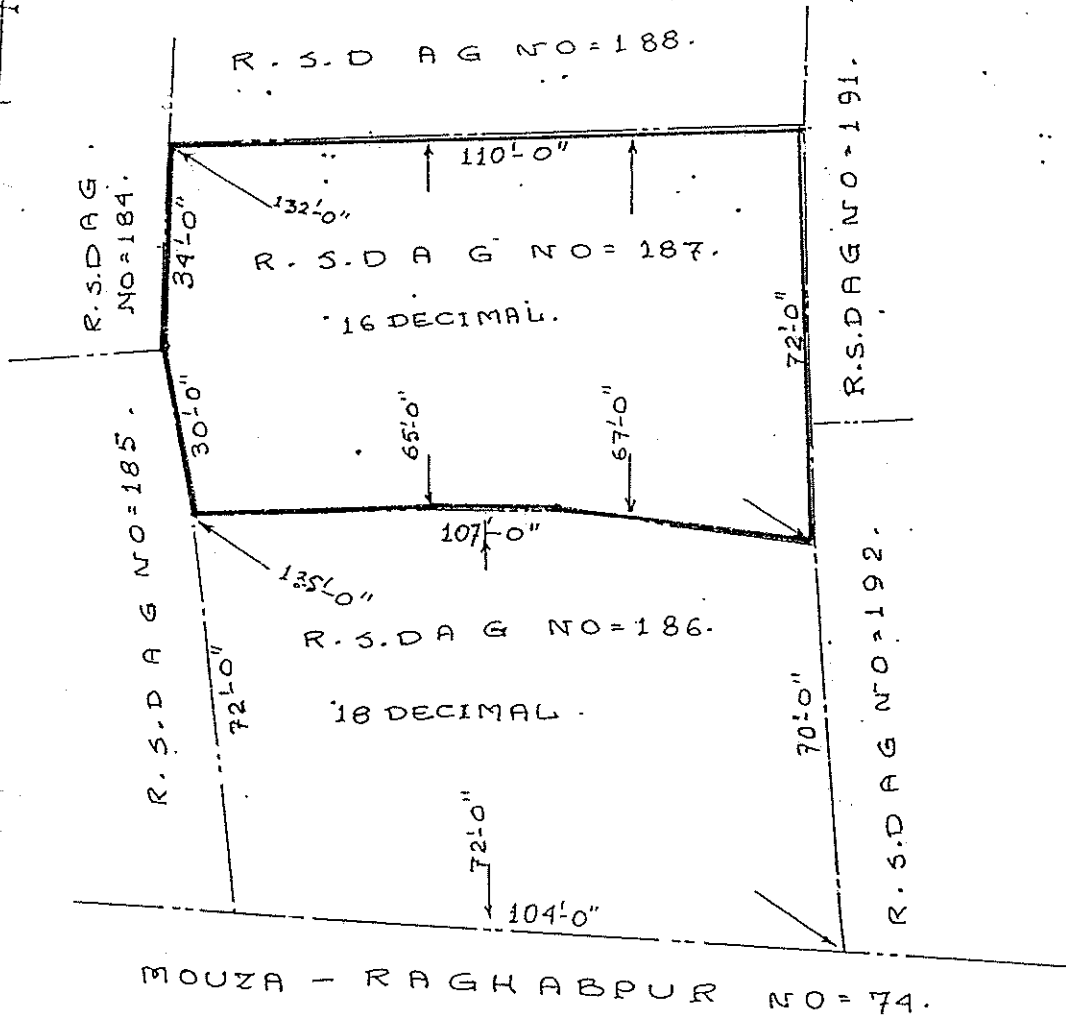
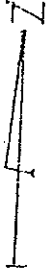
B.S.KHATIAN NO= WARD NO=24.

UNDER RAJPUR SONARPUR MUNICIPALITY.

P.S. SONARPUR .DIST-24 PGS (S).

SCALE=1"=33'-0".

SHOWING THE LAND FOR SALE
COLOUR IN RED BORDER → 



M/S. LAKHIRAM PRIYAVARTI

Partner

M/S. LAKHIRAM PRIYAVARTI

Partner

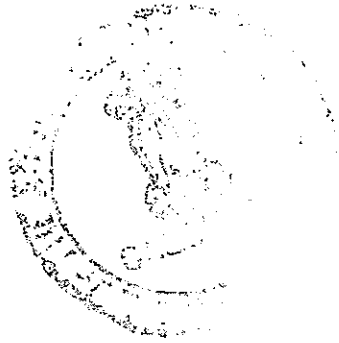
Drawn By,

M. Ghosh

AROKYA NIRMAN (P) LTD
CHAKRADEV REAL ESTATE (P) LTD.

Director/Authorised Signatory

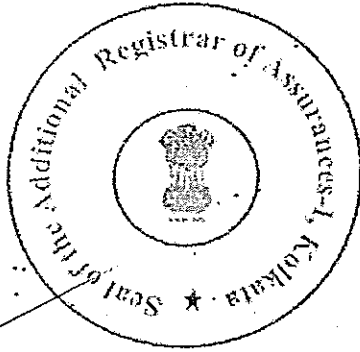
4-3-14



ADDITIONAL REGISTRAR
OF DISTRICT COURT, KOLKATA
28 APR 2014

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 7
Page from 2289 to 2308
being No 03204 for the year 2014.



(Handwritten signature)

(Dinabandhu Roy) 11-April-2014
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA
Office of the A.R.A. - I KOLKATA
West Bengal

DATED this 8th day of April, 2014.

BETWEEN

LAKHI RAM PRIYA VART & ORS.

AND

AROKYA NIRMAN PVT. LTD. & ANR.

DEED OF CONVEYANCE

KANODIA & CO.,
Solicitors & Advocates,
Temple Chambers, 4th Floor,
6, Old Post Office Street,
KOLKATA - 700001.

Off: 22109532/22307298
Res.: 26550151/25298919
Email: kanodiaco@vsnl.net
[AD05-CON30-DAG187]