

09807

266795

503



Rajant पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

782668

5000
13,014 300
19,300

Admissible under Rule 21 & 22
w/s 8 (1) of W. B. L. R. Act. 1958
duly Stamp under the Indian
Stamp Act 1899 Subsequently
amended Schedule I & II

Sale
23

27 AUG 2007

Registrar w/s 7
North 24 Parganas
D. S. R.

A2 42357

H2 281

w2 91

42671

28 DEC 2006

Stamp duty of Rs. 14300
has been received on
29/12/06
All per Family
Bank Draft No. 592179
Date 28/12/06
mahisgose
Af
29/12/06

386000
A4235
H 28
m@ 4

4267

cf 10/12

DEED OF CONVEYANCE

THIS INDENTURE made on this 28th day of December, Two Thousand and Six

BETWEEN

MADAN GOPAL SAHA son of LATE MADHUSUDAN SAHA by faith Hindu by occupation Business residing at 507/107, JESSORE ROAD, KOLKATA - 700 074 hereinafter called the 'VENDOR' (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, representative, executors, administrators and assigns) of the ONE PART.

22501

721
3221

Contd...2

201250
322

M.G. SAHA 1933
28/12/06

4772 30/11/06
 R. T. M. P. LTD.
 27A/B Swamish Ch. Benzil
 Harey lonly

সীলান নং
 মোট টাকার কয় ভাগ ... = 3 29 NOV 2006
 এই সীলান ... মোট ...
 টাকার ... 460000
 উক্ত ...

সামান্য নিকট 5000 -
 এক কোম্পানী বা থাকিবার ...
 প্রদান করিলাম।

4772-4776
 Total 50000/-



presented for registration on 8-12
 on the 28th day of Dec 2006
 of the Sedar Registration
 Office at Baranagar ... Sahu

Madan Gopal Sahu
 Registrar u/s T
 North 24 Parganas
 (D. S. B-II)

Madan Gopal Sahu
 502, Madhukrishna
 ...
 District - North 24 Parganas
 Caste - Hindu/Muslim/Christian



4238 28 DEC 2006

Madan Gopal Sahu

Manoranjan Bhuniya
 S/o late Gostha Behari Bhuniya
 vill - Baro Gante, K.S. Airport

Manoranjan Bhuniya
 S/o late Gostha Behari Bhuniya
 ...
 District - North 24 Parganas

[Signature]

Registrar u/s T
 North 24 Parganas
 (D. S. B-II)
 28 DEC 2006



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

782669

: 2 :

AND

RAULI TREES MERCHANTS PVT. LTD., represented by its Director, being a Company incorporated under the Companies Act, 1956 and having its registered office situated at 27/A/3, SURATH CHANDRA BANERJEE LANE, P.O. – KONNAPARA, P.S. – UTTARPARA, DIST. – HOOGHLY, PIN 712235 hereinafter called the **PURCHASER** (which expression shall unless excluded by or repugnant to the subject and context be deemed to mean and include its successors-in-office, legal representatives, administrators and assigns) of the **OTHER PART**.

WHEREAS one NISHIKANTA MONDAL son of _____ MONDAL had been the recorded owner of agricultural land measuring an area of 17 Satak out of 17 Satak in R.S.DAG NO. 691 under KRI. Khatian No. Situated at Mouza Genragari, in P. S. - Rajarhat in the district of 24 – Paraganas (N).

AND WHEREAS NISHIKANTA MONDAL died leaving behind his wife KANANBALA MONDAL, three sons namely BHANUPADA MONDAL, KANUPADA MONDAL, BABLU MONDAL and four daughters namely SANDHYARANI MONDAL, SABITRI MONDAL, ASHTABALA MONDAL, PATAL BALA MONDAL and accordingly all of them became the owner of the said property by way of inheritance in equal ratio and are in absolute possession of the said property and are well entitled to transfer the same to anyone in anyway. And Accordingly BHANUPADA MONDAL, KANUPADA MONDAL, KANANBALA MONDAL, SANDHYARANI MONDAL, SABITRI MONDAL & ASHTABALA MONDAL became the absolute owners of 6/8th share of the above mentioned property i.e 12.75 Satak of land in R.S.DAG NO. 691 and are well entitled to transfer the same to anyone in anyway.

AND WHEREAS at the time of latest settlement BHANUPADA MONDAL, KANUPADA MONDAL, KANANBALA MONDAL recorded their respective names under L.R.KHATIAN NOS. 469,140 & 137 respectively.

Contd...3

4773 30/11/06
R.T.M. P Ltd
27A/3 Swamih Chm Bangalore
Hoagly
1000
76000

সালার নং
মোট টাকার ক্রম নং 29 NOV 2006
এই সালার নং-এ মোট কত টাকা
টাকার পরিমাণ - 480000
স্বাক্ষরকারীর নাম -
উপস্থিত -



Registrar n/o 7
North 24 Parganas
(D. S. R-II)

28 DEC 2006



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

782670

: 3 :

AND WHEREAS BHANUPADA MONDAL & 5 OTHERS transferred 12.00 Satak of the said land of his share by way of a sale deed bearing no. 5527 dated 20.02.2006 copied in Book No. I, Vol. No.331, Pages 280 to 292 for the year 2006 duly registered at A.D.S.R., BIDHAN NAGAR to MADAN GOPAL SAHA, the vendor herein, and accordingly MADAN GOPAL SAHA became the owner of the said property and is now well entitled to transfer the same to anyone in anyway.

AND WHEREAS MADAN GOPAL SAHA, the vendor herein, is the absolute owner of the said land and enjoy a good and marketable title on the said land which he propose to transfer onto the purchaser herein for good and valuable consideration.

AND WHEREAS the vendor has agreed to sell and the purchaser has agreed to purchase the plot of land measuring an area of 12.00 Satak hereinafter called the "said plot", more fully and particularly described in Schedule - I hereunder written, for a price of Rs.3,86,000 /- (RUPEES: THREE LAKHS EIGHTY SIX THOUSAND ONLY) and on the terms and conditions hereunder.

NOW THIS INDENTURE WITNESSETH THAT in pursuance of the said agreement between the parties and in consideration of a sum of Rs.3,86,000 /- (RUPEES: THREE LAKHS EIGHTY SIX THOUSAND ONLY) paid by the purchaser to the vendor before the execution of this present (the receipt of which the vendor doth hereby acknowledge) the vendor doth hereby grant convey and transfer unto the purchaser all that piece or parcel of the said plot of agricultural land more fully described in Schedule I with all sewers, drains, common fences, rights, liberties, privileges, easements and appurtenances whatsoever to the land hereditaments belonging or in anywise or usually held or enjoyed herewith or reputed to belong or to be appurtenant thereto AND ALL THAT ESTATE right title interest claim and demand whatsoever or the vendors into or upon the said land hereditaments and premises or any part thereof TOGETHER WITH All deeds pattahs and muniments to title whatsoever exclusively relating to or concerning with the said hereditaments and premises or any part thereof which nor are or hereafter shall or may be in the possession or power or control of the vendor or any other person from

Contd...4

4774 30/11/06
R.T.M. P. LTD.
27A/3 Swanth Ch. Rangic Corp
Hoojrlly
1000
বিবাস নম্বর (সংক্রমণ নম্বর)
৫, ১৫, ৩৩, ৩৪, ৩৫

সেতার নং
মোট টাকার কত ভাগ... = 2 29 NOV 2006
এই চাকার নং-এ মোট কত টাকা
টাকার বরাদ্দ করা উচিত
460000
স্বাক্ষরকারীর নাম—
সেতার—মিতা দেবী



Registrar of the District
North 24 Parganas
(D. A. R. P.)

28 DEC 2006



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

782671

: 4 :

whom it they or any of them any procure the same without any action or suit TO HAVE AND TO HOLD the said land hereditaments and premises hereby granted or expressed on to be unto and to the use of the purchaser absolutely and forever but subject to the payment of the said fixed annual rent and the vendor doth hereby covenant the purchaser that notwithstanding any act deed or things by the vendor does executed or knowingly suffered to the contrary the vendor is now lawfully rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereditaments and premises hereby granted or expressed to be and every part thereof for a perfect and indefeasible estate or inheritance without any manner of condition use trust or otherwise whatsoever or after defeat encumber or make void the same and subject only to the payment of the said fixed annual rent and NOTWITHSTANDING any such act deed or things whatsoever as aforesaid the vendor hath in himself has good right and full power to grant the said land hereditaments and premises hereby granted or expressed to be unto and to the use of the purchaser in manner aforesaid and the purchaser shall and may at all times hereafter peacefully and quietly possesses and enjoy the said land hereditaments and premises and received the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the vendor or any person lawfully or equitably claiming from under or in trust for it and that free and clear freely and clearly and absolutely discharged saved harmless and kept indemnified against all estate and encumbrances created by the vendor or any persons lawfully equitably claiming or in trust for it AND FURTHER that the vendor and all person or persons lawfully or equitably claiming any estate part thereof from under or in trust for the vendor shall and will from time to time and at all times hereafter at the request and costs of the purchaser do and execute or cause to be done or executed all such acts and things whatsoever for further and more perfectly assuring the said land hereditaments and premises and every part thereof unto and to use of the purchaser in manner aforesaid as shall or may be reasonably required.



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

782672

: 5 :

SCHEDULE OF THE PROPERTY

ALL THAT piece of Shali Land measuring an area ~~12.00~~ **Satak** in R.S.DAG NO. 691 under L.R. Khatian No. 469,140 & 137 within the limit of Patharghata Panchayat under Rajarhat Police Station, Additional Sub Registration Office Bidhan Nagar and according to the settlement records of rights finally published the plot is comprised at paraganas Kalikata Mouza – GENRAGARI, J. L. No. 37, TOUZI NO. 10 in the district of 24 – Paraganas (north).

The Plot of land is bounded as under :-

R.S.DAG NO. 691 :

| | | |
|--------------|---|---------------------------|
| ON THE NORTH | : | R. S. DAG NO. 693 |
| ON THE SOUTH | : | R. S. DAG NO. 690 |
| ON THE EAST | : | PART OF R. S. DAG NO. 691 |
| ON THE WEST | : | R. S. DAG NO. 657 |

Contd...6

27/13 sw... Heaghtly
বিয়ার নম্বর (সেটলেমেন্ট) ...
ক: ডি. এন. আর. ...

সংখ্যা নং

মোট টাকার ...

29 NOV 2006

এই টাকার ...

টাকার ...

460000

স্বাক্ষরকারীর নাম ...

স্বাক্ষর - মি. ...

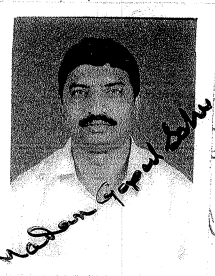


[Handwritten signature]

Registrar n/o 7 900
North of Paragana
(B. S. ...)

28 DEC 2006

SPECIMEN FORM FOR TEN FINGERPRINTS

| Sl. No. | Signature of the Executants/ Presentants | | | | | | | |
|-----------------------------------------------------------------------------------------------------------------------------------|------------------------------------------|---------------|---------------|---------------|---------------|---------------|---------------|--------|
|  <i>Madan Gopal Sahu</i> Madan Gopal Sahu | | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | | |
| | | Little | Ring | Middle | (Left Hand) | | Fore | Thumb |
| | | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | |
| | | Thumb | Fore | Middle | (Right Hand) | | Ring | Little |
| | | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | | |
| | | Little | Ring | Middle | (Left Hand) | | Fore | Thumb |
| | | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | |
| | | Thumb | Fore | Middle | (Right Hand) | | Ring | Little |
| | | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | | |
| | | Little | Ring | Middle | (Left Hand) | | Fore | Thumb |
| | | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | [Fingerprint] | |
| | | Thumb | Fore | Middle | (Right Hand) | | Ring | Little |



[Signature]
Registrar s/o T (M)
North 24 Parganas
(D. S. R-II)

28 DEC ২০১৬
২০১৬

MEMO OF CONSIDERATION

Paid by **RAULI TREES MERCHANTS PVT. LTD.**, by cheque no.348244 dated 28.12.06 drawn on INDIAN BANK amounting Rs.3,86,000 /- (RUPEES: THREE LAKHS EIGHTY SIX THOUSAND ONLY)

WITNESSES :

1. Manoranjan Bhunia,
s/o-late Gopinath Behera Bhunia,
vill- Baroganti, P.S- Air Port

2. Soumitra Das
84/10, Dr. M. N. Saha Rd.,
Kot- 79

Madan Gopal Saha,
SIGNATURE OF THE VENDOR

IN WITNESS WHEREOF the parties to these presents hereto set and subscribed their respective hands and seals on the day, month and year first above written.

This Indenture of Conveyance and the Memo of Consideration has been read over and explained to the vendors in Bengali language to which they have admitted and have understood

WITNESSES :

1. Manoranjan Bhunia,
vill- Baroganti,

2. Soumitra Das

S podder

Madan Gopal Saha
SIGNATURE OF THE VENDOR

Drafted by: **SASWATI PODDAR, Adv.**
WB/236/01

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 13
Page from 651 to 665
being No 06795 for the year 2007.



(X) 17-December-2007
District Sub Register II
Office of the D.S.R.-II NORTH 24-PARGANAS
West Bengal