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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

Stamp valid under Rule 21 of the
 Rs 6 (1) Stamp Act, 1988
 July 1988 the Indian
 stamp subsequently
 amended Schedule I.A. No. 23
 Date Paid 10-2-23

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DEED OF CONVEYANCE

THIS INDENTURE made on this 18th day of October, Two Thousand and six

BETWEEN

1. KETAB ALI MONDAL son of AMAR ALI MONDAL, 2. MANUDA BIBI wife of MOHAR ALI, 3. AYUB ALI, 4. BEHMAN ALI MONDAL, 5. AKHTAR ALI MONDAL both sons of MOHAR ALI 6. AJRA BIBI wife of ANSAR ALI, 7. RIZIA BIBI wife of KETAB ALI all residing at Vill- JHALIGACHI, P.O. - KASHINATHPUR, P.S. - RAJARHAT, DIST. 24 - PARAGANAS (NORTH), 8. RABIJAN BIBI wife of SHOAB ALI residing at Vill- HUDARAIT, P.O. - BAGU, P.S. - RAJARHAT, DIST. 24 - PARAGANAS (NORTH), 9. LATIPAN BIBI wife of JOFAR ALI residing at Vill & P.O. - KESHTOMATI, P.S. - KLC, DIST. 24 - PARAGANAS (SOUTH), 10. RAUPAN BIBI wife of ATIR MOLLA residing at Vill & P.O. - SHYAMNAGAR, P.S. - HAROA, DIST. 24 - PARAGANAS (SOUTH), 11. SAIRA

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5000
 5000
 Total 8000 Rs only

18th October
 Ketab Ali
 North 24 Parganas

3339
 North 24 Parganas
 18-10-08

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 Ketab Ali Mouda
 Anwar Ali Mouda
 Ayub Ali Bekhera
 Alif Ali Mouda
 To Mouda
 Rizwan Zibi
 Wio Ketab Ali
 Ajra Zibi Wio Anwar
 Latifan Zibi Wio Johora
 Rajib Zibi Wio Saad Ali
 Raupan Zibi
 Wio Atiar Nolla

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আবুল আলি

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Sahidul Islam
 Jochim Ali
 Jhaujaehi
 Rajib
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সহিতমান বিবি
 18-10-08

North 24 Parganas
 18-10-08



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

: 2 :

BIBI wife of RAJAB ALI residing at Vill-RAIGACHI, P.O. – NARANPUR, P.S. – RAJARHAT, DIST. 24 – PARAGANAS (NORTH), 12. SAJIDA BIBI wife of ZULFIKAR LASKAR residing at Vill & P.O. – GHUNI, P.S. – RAJARHAT, DIST. 24 – PARAGANAS (NORTH) 13. CHHAPIA BIBI wife of ABUL KASEM ALI residing at Vill-BAHILA KALIBARI, P.O. -MADHYAMGRAM, P.S. – BARASAT, DIST. 24 – PARAGANAS (NORTH), 14. AINAL MOLLA, 15. ANWAR MOLLA both sons of BABULAL MOLLA residing at Vill- NAYABAD, P.O. – POLERHAT, P.S. – KASHIPUR, DIST. 24 – PARAGANAS (NORTH) 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.

A N D

SHIMMER LAND COMMERCIAL PVT. LTD., represented by its Director, being a Company incorporated under the Companies Act, 1956 and having its registered office situated at VILL. & P.O – KHALISADY, P.S. – HAROA, DIST. – 24 – PARAGANAS (NORTH) 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 RAMJAN MONDAL son of LATE KABIL MONDAL had been the recorded owner of agricultural land measuring an area of 16 Satak out of 16 Satak in R.S.DAG NO. 784 & 78 Satak out of 78 Satak in R.S.DAG NO. 786 under KRI. Khatian No. 568 situated at Mouza Genragari, in P. S. - Rajarhat in the district of 24 – Paraganas (N).

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Saira Bibi
W/o Rajab ali

Sajida Bibi
W/o Gulfikar Rajkor

Chharpia Bibi
W/o Abul Kaseem

Amal mulla
Anwar mulla

So. Zabeer Lal mulla



Mr

Registrar u/s 7 (2)
North Jabalpur
(D. A. R.)

18-10-06

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Rajendra

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आशुभाबिबि
व. आशुभाबिबि

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उत्तराखण्ड
व. आशुभाबिबि

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आशुभाबिबि
व. आशुभाबिबि

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विजयलक्ष्मी
व. आशुभाबिबि





पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

: 3 :

AND WHEREAS RAMJAN MONDAL died leaving his wife namely SOKARJAN BIBI, two sons namely OMAR ALI MONDAL, MOHAR ALI MONDAL, and two daughters namely JELEPAN BIBI, AREPAN BIBI and accordingly all of them became the legal owners of the said property by way of inheritance as per Muslim Law of faraz and are well enjoying the same and are well entitled to transfer the same to anyone in anyway. And after the death of RAMJAN MONDAL, his wife SOKARJAN BIBI also died leaving behind the same legal heirs.

AND WHEREAS OMAR ALI MONDAL died leaving only son namely KETAB ALI MONDAL and three daughters namely RABIJAN BIBI, LATIPAN BIBI, RAUPAN BIBI, some of the vendors herein, and accordingly all of them became the legal owners of the said property by way of inheritance as per Muslim Law of faraz and are well enjoying the same and are well entitled to transfer the same to anyone in anyway.

AND WHEREAS MOHAR ALI MONDAL died leaving his wife MANUDA BIBI, three sons namely AYUR ALI MONDAL, RAHAMAN ALI MONDAL, AKHTAR ALI MONDAL and three daughters namely SAIRA BIBI, SAJIDA BIBI, AJURA BIBI, some of the vendor herein, and accordingly both of them became the legal owners of the said property by way of inheritance as per Muslim Law of faraz and are well enjoying the same and are well entitled to transfer the same to anyone in anyway.

AND WHEREAS JELEPAN BIBI died leaving her two sons namely AYNAL MOLLA, ANWAR MOLLA and two daughters namely CHHAPIA BIBI, RIZIA BIBI, some of the vendors herein, and accordingly both of them became the legal owners of the said property by way of inheritance as per Muslim Law of faraz and are well enjoying the same and are well entitled to transfer the same to anyone in anyway.

AND WHEREAS KETAB ALI MONDAL & 14 OTHERS, the vendors herein, became the absolute owners of the 78.33 satak of land as mentioned in the schedule hereunder and enjoys a good and marketable title on the said land which she propose to transfer into the purchaser herein for good and valuable consideration.

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26/9/06

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S.L.O. P.W. Dept
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Haridwar
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बडमान विधि

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बडमान विधि
वः अहिर्बुध्न्येयनाम

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बडमान विधि

वः अहिर्बुध्न्येयनाम

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बडमान विधि
वः अहिर्बुध्न्येयनाम



[Signature]

Registrar D/N Y (M)
North Paragana
17/9/06



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

: 4 :

AND WHEREAS the vendor has agreed to sell and the purchaser has agreed to purchase the plot of land measuring an area of 78.33 Satak hereinafter called the "said plot", more fully and particularly described in Schedule - I hereunder written, for a price of Rs. 9,50,000/- (Rupees Nine Lakhs Fifty Thousands) 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. 9,50,000/- (Rupees Nine Lakhs Fifty Thousands) 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 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

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S.L. @. Wd. dtd.

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Handed

M. P. S. (N)

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Registrar u/s Y (2)
North District Bangalore

18-10-06

18/10/06
P. S.
District
to Caste

ಕರ್ನಾಟಕ ರಾಜ್ಯ
ನಿರ್ಮಾಣ ಇಲಾಖೆ
ಬೆಂಗಳೂರು - 560 001
ಬೆಂಗಳೂರು - 560 001
ಬೆಂಗಳೂರು - 560 001

Registrar u/s Y (2)
North District Bangalore
18-10-06



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

: 5 :

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 possess 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.

The vendor doth hereby state that they are hereby executing this deed out of their free will and is not subject or any outside influences in the manner or execution of this sale deed, in a sound mind and good health and with full knowledge of the contents of this deed.

SCHEDULE OF THE PROPERTY

ALL THAT piece of Shali measuring an area of 65.00 Satak in R.S.DAG NO. 784 & 13.33 Satak in R.S.DAG NO. 784 i.e. in total 78.33 Satak under Kri. Khatian No. -- 568 under Patharghata panchayat within the limit of 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).

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S.L. C. Pvt. A.P.

Walter Sady

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Henry

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~~General A/S~~
~~North 24-2-1942~~
~~18-10-46~~

: 6 :

The Plot of lands are bounded as under :-

R.S.DAG NO. 784 :

- ON THE NORTH : R.S.DAG NO. 781
- ON THE SOUTH : R.S.DAG NO. 783
- ON THE EAST : R.S.DAG NO. 783
- ON THE WEST : PART OF R.S.DAG NO. 784

R.S.DAG NO. 786 :

- ON THE NORTH : R.S.DAG NO. 780
- ON THE SOUTH : R.S.DAG NO. 787
- ON THE EAST : R.S.DAG NO. 780 & 785
- ON THE WEST : PART OF R.S.DAG NO. 786

MEMO OF CONSIDERATION

Paid by SHIMMER LAND COMMERCIAL PVT. LTD. by cash an amount of Rs. 9,50,000/- (Rupees : NINE LAKHS FIFTY THOUSANDS ONLY)

WITNESSES :

- 1.
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- 15.

SIGNATURE OF THE VENDORS

7. Contd...7
8.



Registrar u/s I (2)
North 24-Parganas

(D. R. - 5)

18-10-26

The undersigned hereby certifies that

the above is a true and correct copy of the

original document deposited in the office of the

Registrar, North 24 Parganas, West Bengal.

This certificate is issued in pursuance of the

provisions of the Registration Act, 1908.

Witness my hand and seal this 18th day of October 1926.

Registrar, North 24 Parganas, West Bengal.

SPECIMEN FORM FOR TEN FINGERPRINTS



பி.வி. கிருஷ்ணா

மாண்புமிகு

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



சுப்பிரமணியன்

மாண்புமிகு



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



பி.வி. கிருஷ்ணா

மாண்புமிகு

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



சுப்பிரமணியன்

மாண்புமிகு

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

1

SPECIMEN FORM FOR TEN FINGERPRINTS



Handwritten name and identification number in Urdu script.

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



Handwritten name and identification number in Urdu script.

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



Handwritten name and identification number in Urdu script.

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



Handwritten name and identification number in Urdu script.

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

Handwritten notes in Urdu script at the bottom of the page.

11

SPECIMEN FORM FOR TEN FINGERPRINTS



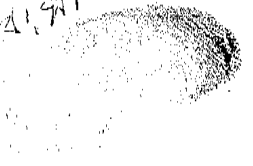
Handwritten name and identification number for the woman.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]



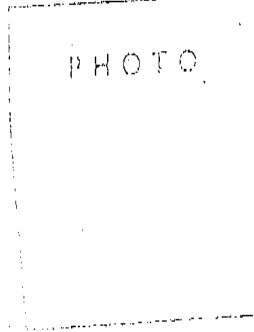
Handwritten name and identification number for the man.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]



Handwritten name and identification number for the man.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]	[Fingerprint]



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

3

SPECIMEN FORM FOR TEN FINGERPRINTS



Handwritten name in Odia: *କିଶୋର କୁମାର*

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



Handwritten name in Odia: *ସୁରେଶ୍ଵର କୁମାର*

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



Handwritten name in Odia: *ସୁଶିଳା ଦେବୀ*

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

Handwritten text in Odia: *ସୁଶିଳା ଦେବୀ*



Handwritten name in Odia: *ସୁଶିଳା ଦେବୀ*

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

Handwritten text in Odia: *ସୁଶିଳା ଦେବୀ*

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. আবুল কাবির
ডঃ বহিনা
- 2. মহিউল ইসলাম
স্বাঃ - কান্না সান্নি

15. স্বাঃ আবুল কাবির (স্বাঃ)

- 1. মাথারিখি
- 2. মাথারিখি
- 3. আজিদাখি
স্বাঃ আবুল কাবির
- 4. বর্তমান কান্না
স্বাঃ আবুল কাবির

SIGNATURE OF THE VENDORS

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

- 5. মাথারিখি
স্বাঃ আবুল কাবির
- 6. আজিদাখি
স্বাঃ আবুল কাবির
- 7. মাথারিখি
- 8. বর্তমান কান্না
স্বাঃ আবুল কাবির
- 9. আবুল কাবির
- 10. আবুল কাবির
স্বাঃ আবুল কাবির
- 11. আজিদাখি
স্বাঃ আবুল কাবির
- 12. আজিদাখি
স্বাঃ মহিউল ইসলাম
- 13. বর্তমান কান্না
স্বাঃ মহিউল ইসলাম
- 14. আবুল কাবির
স্বাঃ মহিউল ইসলাম



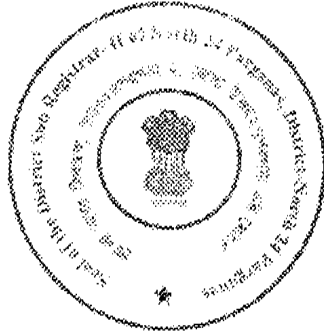
Handwritten signature

Registrar u/s 7 (2)
North 24 Parganas
(E. M. - II)

18-10-06

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 8
Page from 2924 to 2946
being No 05031 for the year 2007.



(X) 19-September-2007
District Sub Register II
Office of the D.S.R.-II NORTH 24-PARGANAS
West Bengal