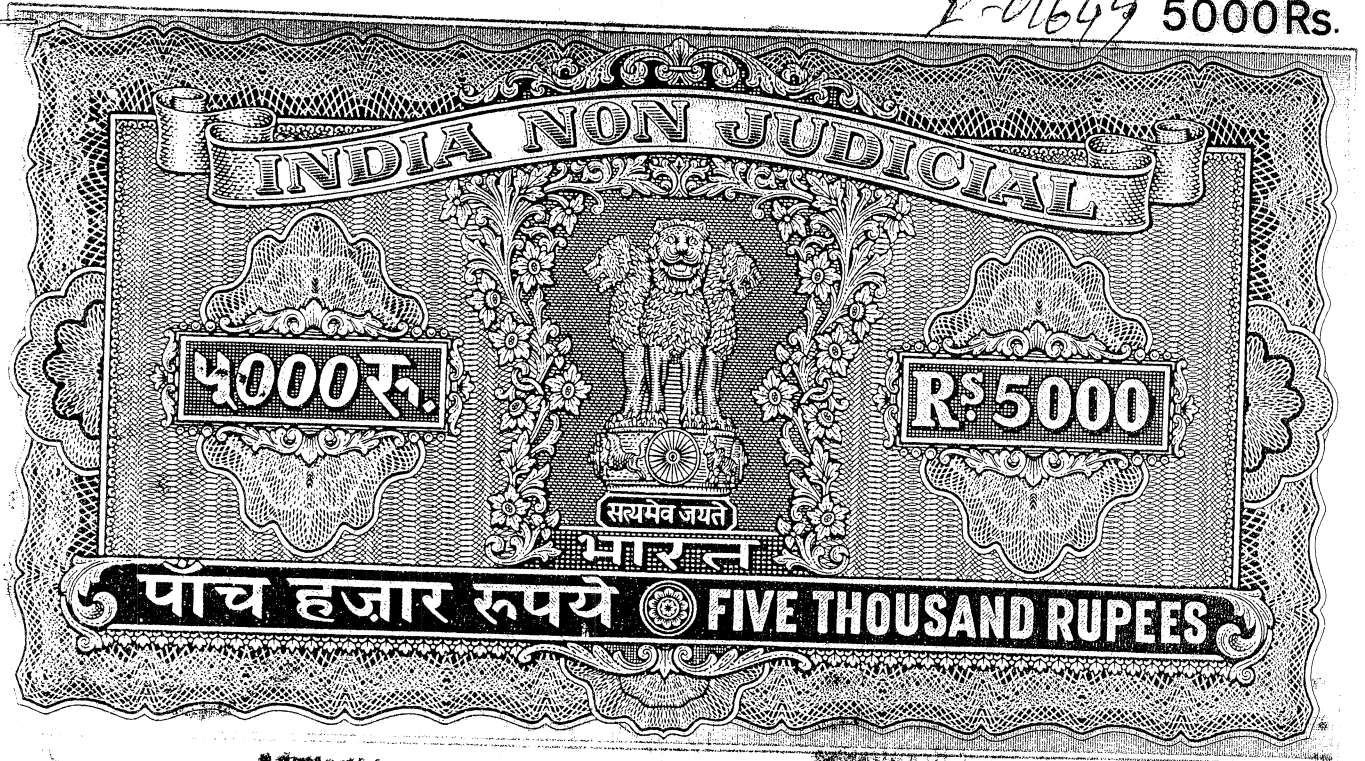


02136

P-01649 538 5000Rs.



Administrative under Rule 21 & 22
 s/s 5 (1) of W. B. L. R. Act, 1908
 duty Stamp under the
 Stamp Act 1899 Subsequently
 amended Schedule L.A. No. 10
 Fees Paid.

Stamp duty of Rs. 5000

has been realized on 19/2/07

as per Bank Receipt No. 592869

Date 16/2/07 Mohisgare

Registrar s/s T (R)
 North 24 Parganas
 (D. & S.)

23 FEB 2007

5000/-
 5000/-
 10000/-

A 218900
 H 2800
 M 2189
 mb 38
 2122 F 00

DEED OF CONVEYANCE

THIS INDENTURE made on this 16th day of February, Two Thousand and Seven,

BETWEEN

SUNITA NASKAR wife of SANJAY NASKAR residing at VILL & P.O. - KADAMPUR, P.S. - RAJARHAT, DIST. 24 -- PARAGANAS (NORTH) by faith Hindu by occupation Housewife 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.

Stamp duty of Rs. 592000
 has been realized on 25/2/07
 as per Bank Receipt No. 592869
 Date 21/2/07 Mohisgare

3212
 Contd. 23.2.07
 as per Misc Receipt No. 386
 25000
 28000
 27000
 27000

A 3212
 23-2-07
 Mohisgare

540

5-2-07

কর্মিক নং তারিখ
ক্রেতা S. L. P. Ltd
গ্রাম 7, No. Udayan Pally, Rajarhat

মূল্য ১৫৮৬ টাকা ০৮ পয়সা
ভেণ্ডার শ্রী

আমডালা এ, ডি, এম, আর, অফিস

উত্তর ২৪ পরগণা

ক্রয়ের তারিখ

মোট মূল্য

ট্রেজারী অফিস — বারাসাত

ভেণ্ডার - শ্রী গোবিন্দ প্রসাদ মিত্র

29 JAN 2007

166000



presented for Registration at A. S. P. O.
on the 16th Feb 2007
at the Office of the District Registrar, Barasat
Office at Barasat by S. L. P. Ltd
Name of the Executant / Claimant

Sumita Nandan
by the son in law Nandan



16 FEB 2007

605

Sumita Nandan
by the son in law Nandan

Sumita Nandan
w/o Soumya Nandan
P. S. ...
District — North 24 Parganas
by Caste — Hindu / Muslim / Christian
Profession

w/ son Nandan
S/o Brinmath Nandan
& w/ son Rudranath
Rajeshwar
see Propanam

w/ son Nandan
S/w/ son Nandan
P. S. ...
District — North 24 Parganas
by Caste — Hindu / Muslim / Christian
Profession

Registrar w/s Y

16 FEB 2007

AND

SWAN LAKE COMMERCIAL PVT. LTD., being a Company incorporated under the Companies Act, 1956 and having its registered office situated at 7, UDAYAN PALLY, CD - 162, P.O. - ASHWINI NAGAR, P.S. - RAJARHAT, KOLKATA - 700 051 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 ANANTA HATI son of SHREE KRISHNA HATI had been the recorded owner of agricultural land measuring an area of 3.50 Satak out of 07 Satak in R.S.DAG NO. 720 & 09 Satak out of 18 Satak in R.S.DAG NO. 1011 under L.R. Khatian No. 10 situated at Mouza Genragari, in P. S. - Rajarhat in the district of 24 - Paraganas (N).

AND WHEREAS ANANTA HATI died leaving behind his two sons namely BHIM CHANDRA HATI & SATISH HATI accordingly both of them became the owners of the said lands by way of inheritance and are now well entitled to transfer the same to anyone in anyway. And Accordingly SATISH HATI became the absolute owner of ½ share of the total property of ANANTA HATI i.e. 1.75 Satak out of 07 Satak in R.S.DAG NO. 720 & 4.50 Satak out of 18 Satak in R.S.DAG NO. 1011 under L.R. Khatian No. 10 and is well entitled to transfer the same to anyone in anyway.

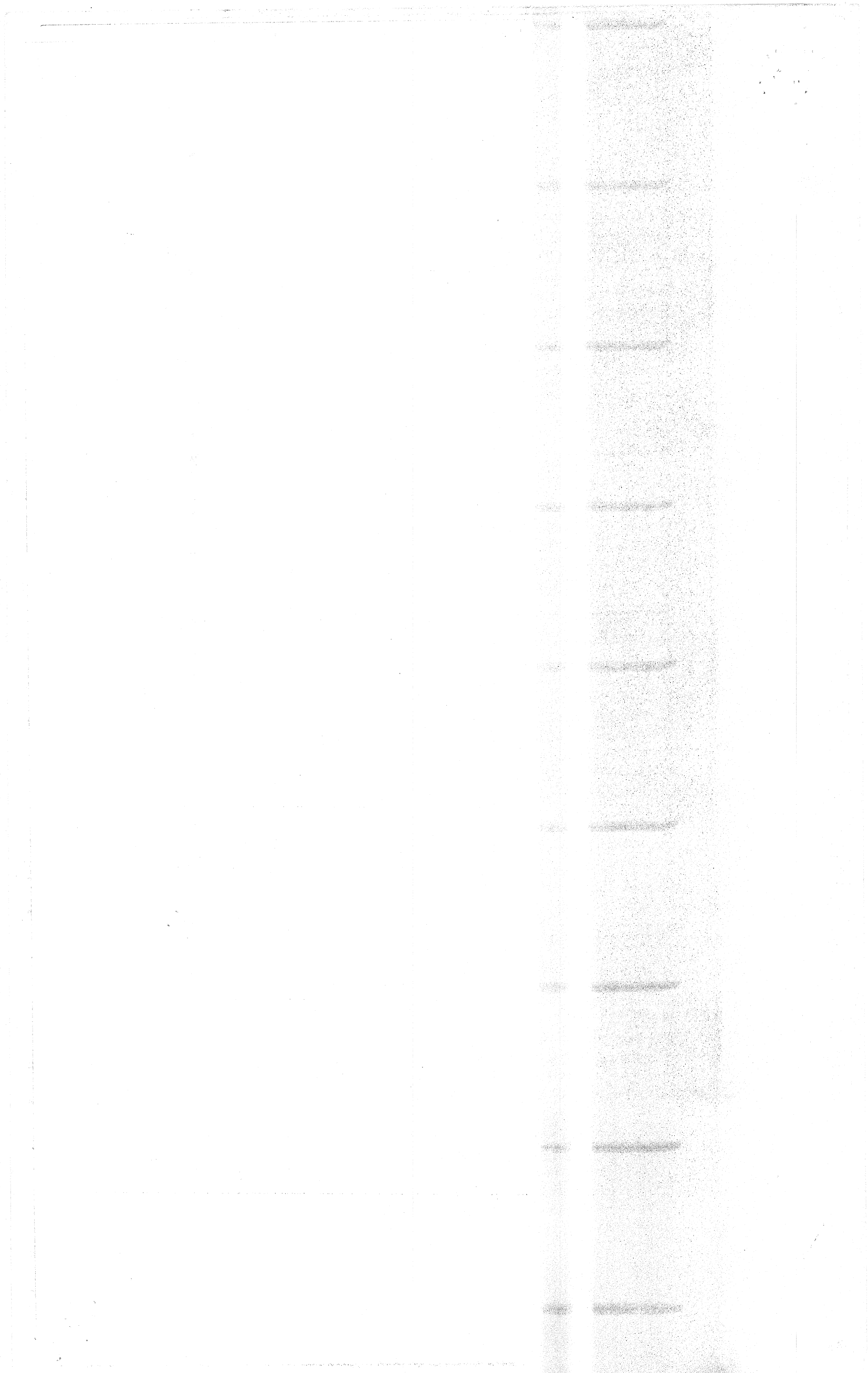
WHEREAS SATISH HATI son of LATE ANANT HATI had been the recorded owner of agricultural land measuring an area of 04.75 Satak out of 19 Satak in R.S.DAG NO. 362, 01.50 Satak out of 06 Satak in R.S.DAG NO. 365, 02 Satak out of 08 Satak in R.S.DAG NO. 367, 01 Satak out of 04 Satak in R.S.DAG NO. 368, 05 Satak out of 10 Satak in R.S.DAG NO. 673, 2.50 Satak out of 10 Satak in R.S.DAG NO. 878, 63 Satak out of 63 Satak in R.S.DAG NO. 933, 18.25 Satak out of 73 Satak in R.S.DAG NO. 934 & 04 Satak out of 04 Satak in R.S.DAG NO. 951 under L.R. Khatian No. 662 situated at Mouza Genragari, in P. S. - Rajarhat in the district of 24 - Paraganas (N).

AND WHEREAS SATISH HATI died leaving behind his wife KUNTI HATI, two sons namely SUBRATA HATI, SAMIR HATI & three daughters namely SUMATI NASKAR, SUPRIYA MONDAL & SUNITA NASKAR and accordingly all of them became the owners of the said lands by way of inheritance and are now well entitled to transfer the same to anyone in anyway. And Accordingly SUNITA NASKAR, the vendor herein, became the absolute owner of 1/6th share of the total property of SATISH HATI and is well entitled to transfer the same to anyone in anyway.

AND WHEREAS SUNITA NASKAR, the vendor herein, is the absolute owner of the said land measuring 18.04 Satak and enjoys a good and marketable title on the said lands which she propose to transfer onto the purchaser herein for good and valuable consideration.

AND WHEREAS the vendors have agreed to sell and the purchaser has agreed to purchase the plot of land measuring an area of 18.04 Satak hereinafter called the "said plot", more fully and particularly described in Schedule - I hereunder written, for a price of Rs 2,00,000/- (Rupees TWO LAKHS 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. 2,00,000/- (Rupees TWO LAKHS 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 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.

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 00.79 Satak in R.S.DAG NO. 362, 00.25 Satak in R.S.DAG NO. 365, 00.33 Satak in R.S.DAG NO. 367, 00.17 Satak in R.S.DAG NO. 368, 00.83 Satak in R.S.DAG NO. 673, 00.29 Satak in R.S.DAG NO. 720, 00.42 Satak in R.S.DAG NO. 878, 10.50 Satak in R.S.DAG NO. 933, 03.04 Satak in R.S.DAG NO. 934, 00.67 Satak in R.S.DAG NO. 951 & 00.75 Satak in R.S.DAG NO. 1011 i.e in **total 18.04 Satak** under L.R. Khatian Nos. 10 & 662 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).

Contd...4

DISTRICT NORTH 24 PART

OFFICE OF THE

Photo of the presentant should be pasted in the front page of the document



(1) Name: Sunita Nasrion Status - Presentant

LEFT HAND FINGER PRINTS (বাম হাতের আঙ্গুলের ছাপ)

LITTLE	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS (ডান হাতের আঙ্গুলের ছাপ)

THUMB	FORE	MIDDLE	RING	LITTLE

All the above fingerprints are of the abovenamed person and attested by the said person.

Signature of the Presentant: Sunita Nasrion by the said person

(2) Name: Status: Presentant/ Executant/Claimant/Attorney/ Principal/Gurdian/Testator(✓)

LEFT HAND FINGER PRINTS (বাম হাতের আঙ্গুলের ছাপ)

LITTLE	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS (ডান হাতের আঙ্গুলের ছাপ)

THUMB	FORE	MIDDLE	RING	LITTLE

All the above fingerprints are of the abovenamed person and attested by the said person.

Signature of the Presentant/Executant/Claimant/Attorney/ Principal/Gurdian/Testator (Tick the appropriate status)



Registrar u/s 1 (a)
North 24 Parganas

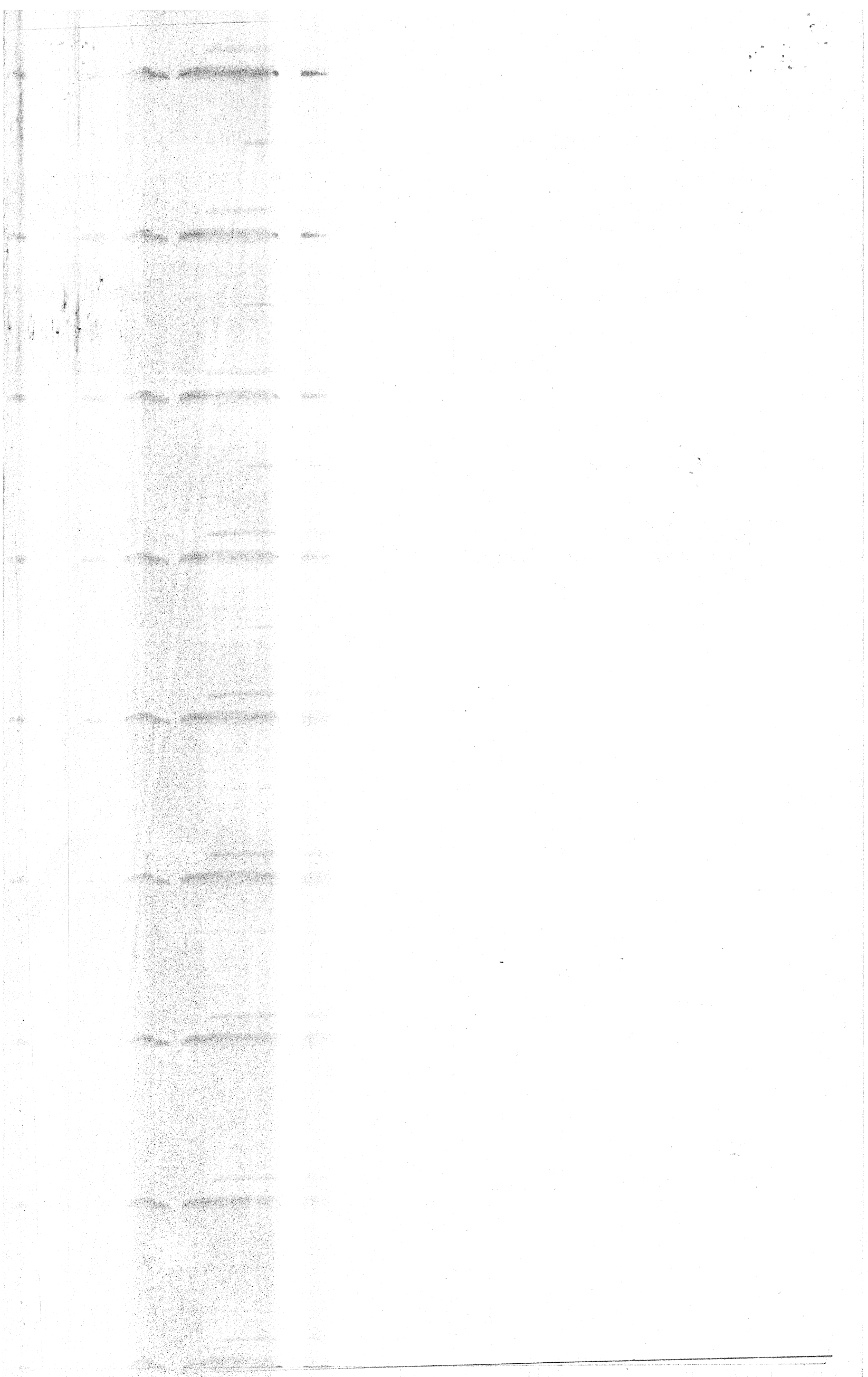
(D.A. 107)

16 FEB 2011



Book No.
Volume No.
Page No.
Serial No.

Registrar u/s 1 (a)
North 24 Parganas
(D.A. 107)



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 2
Page from 7386 to 7392
being No 01649 for the year 2007.



(X) 25 June 2007
District Sub Register II
Office of the D.S.R. II NORTH 24-PARGANAS
West Bengal