



Admitted under Rule 21
 duly stamped or exempt
 from or does not require
 States duty) under the
 Indian Stamp Act, 1899,
 Schedule I A, No. *45*
 Fee Paid :-

W.B.L.R. Act
155
 A Rs 54/50
 N Rs 4/00
 Rs 58/50

[Signature]
 Sub-Registrar,
 MACHAL
 22.5.19

Page. 1.

Deed of Partition
 P.S. Siliguri
 Dt. Darjeeling.
 Value of the
 properties

- alloted to :-
 1st Party - Rs 60000/-
 2nd Party - Rs 30000/-
 3rd Party - Rs 30000/-
 4th Party - Rs 30000/-

Deed of Partition

This Indenture made this day the 22nd May 1919

/ Between

Sri Rameswarlal Agarwala son of Sri Mangal Chand
 Agarwala, Hindu by religion, business by occupation,
 residing at Siliguri, Police Station, Subdivision and
 Sub-Registry Office Siliguri District Darjeeling - Kart
 of the Hindu Joint Family consisting of himself and --
 his sons and other Male lineal descendents hereinafter
 called the First Party (which expression shall mean and

no. 337
307/05

Rameswar Lal Agarwala

1080 = 00
one thousand eighty.

200 x 5 = 1000 = 00
45 x 1 = 45 = 00
35 x 1 = 35 = 00
Rs. 1080 = 00

Handwritten signature

307/05



1) Rameswar Lal Agarwala
2) ...
3) ...
4) ...
Born ...
of ...
President ...
District Darjeeling,
by Caste ...
or Profession ...

Presented for Registration at ...
on the ...
in ...
by ...
Occupant/Claimant/attorney.

Rameshwar Lal Agarwala

Sub-Registrar, 22.5.69
SILIGURI

2843

Rameshwar Lal Agarwala

2844

Bishwar Lal Agarwala

2845

मदन लाल अग्रवाल

2846

Rameshwar Agarwala

Nand Lal Agarwala

Identified by
Nand Lal Agarwala
Grandfather of ...
of ...
President ...
District Darjeeling,
by name ...
or Profession ...

Sub-Registrar, 22.5.69
SILIGURI



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and include unless excluded by or repugnant to the --
 context his heirs, executors, administrators, ----
 representatives and assigns) of the First Part

And

Sri Bisweswarlal Agarwala son of late Mangal Chand --
 Agarwala, Hindu by religion, business by occupation,
 residing at Siliguri, Police Station, Subdivision and
 Sub-Registry Office Siliguri District Darjeeling - Karta
 of the Hindu Joint family consisting of himself and his
 sons and other lineal male descendants, hereinafter called
 the Second Party (which expression shall mean and include



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include unless excluded by or repugnant to the context his heirs, executors, administrators, representatives and assigns) of the Second Part.

And

Sri Madanlal Agarwala son of late Mangal Chand Agarwala Hindu by religion, business by occupation, residing at Siliguri, Police Station, Subdivision and Subregistry -- Office Siliguri District Darjeeling - Karta of the Hindu joint family consisting of himself his sons and his other lineal male descendants, hereinafter called the third -- Party (which expression shall mean and include unless --



Ram Lal Agarwala
15-12-1917
11/11/1917
11/11/1917

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unless excluded by or repugnant to the context his heirs, executors, administrators, representatives, and assigns) of the Third Part.

And

Sri Sawal Ram Agarwala son of late Mangal Chand --
 Agarwala, Hindu by religion, business by occupation,
 residing at Siliguri, Police Station, Subdivision and
 Subregistry Office Siliguri District Darjeeling - Karta
 of the Hindu Joint family consisting of himself, his
 sons and his other lineal male descendants, hereinafter
 called the Fourth Party (which expression shall mean --
 and include unless excluded by or repugnant to the --



Ram Mohan Lal Aggarwal
1/10/1930
1/10/1930
1/10/1930

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the context context his heirs, executors, --- administrators, representatives and assigns) of the Fourth Part.

Whereas the Parties abovenamed who are brothers and are the Kartas of their respective Joint family consisting of themselves, their sons and their other lineal male descendants

And

Whereas the Parties to this Indenture had been carrying on business in Co-partnership at Siliguri -- under the name and style of Messrs. National Flour



*Remission of the said
 Partnership business
 From the 1st of 1971
 Lakshmi Narayan*

Page. 6.

Flour Rice & Oil Mills

And

Whereas there has been a dissolution of the said Partnership business of the Parties abovenamed

And

Whereas it has now have been impossible for the Parties to this Indenture to own and occupy the --- properties described in the Schedule "A" and "B" below which they had been so long owning and occupying jointly and of which they had been the Co-owners and they did -- jointly own and possess the said properties described in the Schedules "A" and "B" below

And

Whereas



Rameshwar Lal Agaswala
Bisheshwar Lal Agaswala
11/11/1917
Laxman Agaswala

Page. 7

Whereas in order to avoid unpleasantness and --
 misunderstanding between the Parties the Parties to --
 this Indenture as named above have agreed and decided
 to effect a mutual partition of the properties described
 in the Schedules "A" and "B" below and have accordingly
 effected a partition amongst themselves

And

Whereas it has been thought fit and advisable --
 that a formal Deed of Partition be drawn up to have a
 record of partition with respect to the properties --
 described in the Schedules "A" and "B" below for ---
 reference in future if need be

NOW THIS INDENTURE WITNESSETH that a list of --
 properties belonging to the Parties to this Indenture
 in respect of which the present partition between the

Banmedhara Siliguri
Bishwari Lal Agarwala
THE FIRST PARTY
Laxman Agarwala

the Parties is effected is appended in the Schedules "A" & "B" below and the parties do confirm and effect partition amongst -- themselves of the properties described in the Schedules "A" & "B" below and do hereby declare that in pursuance of the present -- Partition the properties described in the Schedule "C" below -- have been allotted exclusively to the First Party on Partition -- and the Second, Third and Fourth Party have no claim, demand -- and right whatsoever and in the same and the properties described in the Schedule "D" below have been allotted exclusively to the Second Party on partition and the First, Third and Fourth Party have no claim, demand and right whatsoever over and in the same and the properties described in the Schedule "E" below have been allotted exclusively to the Third Party on partition and the -- First, Second and Fourth Party have no claim, demand and right whatsoever over and in the same and the properties described in the Schedule "F" below have been allotted exclusively to the -- Fourth Party on partition and the First, Second and Third Party have no claim, demand and right whatsoever over and in the same.

S c h e d u l e "A"

1. All that piece or parcel of land measuring .04 (Point -- Zero Four) acres or about 2 (Two) Kathas in Mouza Siliguri, -- Pargana Baikunthapur, Police Station, Subdivision and Subregistry Office Siliguri District Darjeeling recorded in Khatian No.1537 (One thousand five hundred thirty seven), Plot No. 3176 (Three - thousand one hundred seventy six), J.I.No. 110 (One hundred ten) with structures thereon. Annual rent Rs 2/- Rupees Two only ---- payable to the State of West Bengal. The said land is bounded as follows:-

North -

Rameshwarlal Agarwala
 Bishneswarlal Agarwala
 HETA CHITEN JHON KATON.
 Sawabram agarwala

North - By Road.

South - By Road.

East - By land of Sumati & Ponkajini Mukuti and of Sueli Kumar Sarkar.

West - By land of item No. 2 below.

2. All that piece or parcel of land measuring 1.54 (One point fifty four) acres or about 4 (four) Bighas 13 (thirteen) Kathas in Mouza Siliguri, Pargana-Baikunthapur, Police Station, Subdivision and Sub-Registry Office Siliguri District Darjeeling Recorded in Khatian No. 1429 (One thousand four hundred twenty nine), Plot No. 3173 (Three thousand one hundred seventy eight) J.L.No.110 (One hundred ten) together with structures thereon. Annual rent Rs 130.00 paise Rupees One hundred eighty six only payable to State of West Bengal. The said land is bounded as follows:-

North - By land of Banarasilal Agarwala.

South - By land of item No. 3 below.

East - By land of item No. 1 above.

West - By Burdwan Road.

3. All that piece or parcel of land measuring 2 (Two) Kathas or .04 (Point Zero four) acres in Jote Kholnising, Mouza Siliguri Police Station Siliguri District Darjeeling. J.L.No.110 (One hundred ten) Rent payable Rs 2.00 Rupees two only per year purchased from Kanai Tarafdar. Plot No. 3175 (Three thousand one hundred seventy five) Khatian No. 1479 (One thousand four hundred seventy nine):

The above three plots of lands have been shown in the plan annexed herewith and forming part of these presents and have been divided into 4 Blocks marked as A, B, C & D and bears Municipal Holding No. $\frac{946}{80}$ (Nine hundred forty six upon eighty) Old of Ward No. 1 (Old). Present Holding Nos. 101, 102, 103 and

Ramasharan Agarwala
 Bishuwar Lal Agarwala
 THE JUTE FACTORY
 Sawabram agarwala

and 104 and present Ward No. XVI.

4. All that piece or parcel of land measuring .31 (point thirty one) acres or about 18 (Eighteen) Kathas 4 (four) Chataks in Mouza Siliguri, Pargana Baikunthapur, Police Station, Subdivision and Sub-Registry Office Siliguri District Darjeeling Recorded in Khatian No. 1427 (One thousand four hundred twenty seven), Plot No. 3179 (Three thousand one hundred seventy nine) J.L.No. 110 (One hundred ten), together with structures, thereon. Annual rent is Rs 1/4/3 Rupee one annas four and pies three only payable to the State of West Bengal. The said land is bounded as follows:-

- North - By land of item No. 2 above.
- South - By Municipal Road.
- East - By land of Ramchand Agarwala.
- West - By Burdwan Road.

Schedule "B"

All that piece or parcel of land measuring 10 (Ten) Kathas or .17 (Point Seventeen) acres in Jote Dhardharie, Pargana Baikunthapur, Mouza Siliguri, J.L.No. 110 (One hundred ten) Police Station, Subdivision and Subregistry Office Siliguri District Darjeeling Recorded in Khatian No. 356 (Three hundred fifty six) Dag No. ³⁰⁵⁹/₃₇₁₃ and is bounded as follows:-

- North - By Khas land of Gouri Rani Modak.
- South - By Station Feeder Road and Head Reserve land.
- West - By Municipal Road.
- East - Formerly by land of Gouri Rani and at present of Sundar Modak and Jagadish Modak.

Proportionate rent is 0.59 paise Fifty nine paise only.

Schedule "C"

Portion Alloted to Sri Rameswarlal Agarwala.

All that piece or parcel of land measuring 34 (Thirty four)

Rameswarlal Agarwala
Biswaswarlal Agarwala
 H/1 17/10 5/107
Sawabram agarwala

four) Kathas or about 1 (One) Bigha 14 (Fourteen) Kathas or .55 (Point fifty five) acres in Mouza Siliguri, Police Station --- Subdivision and Subregistry Office Siliguri District Darjeeling recorded in Khatian No. 1429 (One thousand four hundred twenty nine), Plot No. 3173 (part) (Three thousand one hundred seventy eight; Part), and also Plot No. 3175 (Three thousand one hundred seventy five of Khatian No. 1479 (One thousand four hundred --- seventy nine) in J. L. No. 110 (One hundred ten) together with Two Godowns of C.I. Sheet roofing and one side C.I. Sheet fencing and other sides open measuring about 93' x 37'-6" (Ninty three feet by thirty seven feet six inches) and 90' (Ninty feet) x 52' (fifty two feet). Proportionate rent payable to the State of West Bengal is Rs 64/- Rupees sixty four only. The said land has been shown in Red colour and marked "A" in the plan annexed herewith and --- forming part of these presents and meaning Municipal Holding -- No. 103 (New) (One hundred three, New) of Ward No. XVI (New) and is bounded as follows:-

North - By land of Schedule "F" below.

East - By land of Ramanand Agarwala.

West - By Burdwan Road.

South - By land of Schedule "E" below.

Valued at Rs 60,000/- Rupees Sixty thousand only.

S c h e d u l e "D"

Portion allotted to Biswaswarlal Agarwala.

1. All that piece or parcel of land measuring 17 (Seventeen) Kathas or about .23 (Point twenty eight) acres in Mouza Siliguri, Pargana Baikunthapur, Police Station, Subdivision and Subregistry Office Siliguri District Darjeeling Recorded in Khatian No. 1429 (One thousand four hundred twenty nine) Plot No. 3173 (part) -- (Three thousand one hundred seventy eight) J.L.No. 110 (One -- hundred ten) together with one incomplete one storied pucca ---

Ramaswami Lal Agarwala
 Bishwar Lal Agarwala
 757 57107 5711
 Sasabram agarwala

pucca building. Annual rent payable Rs 34/- Rupees thirty four only to the State of West Bengal. The said land has been shown in --- yellow colour and marked "B" in the plan annexed herewith and forming Part of these presents and bearing Municipal Holding --- No. 101 (New) of Ward No. XVI (New).

2. All that piece or parcel of land measuring 5 (five) Kathas or .035 (Point Zero eighty five) acres in Mouza Siliguri, Police -- Station, Subdivision and Subregistry Office Siliguri District --- Darjeeling. recorded in Khatian No. 356 (Three hundred thirty six) Plot No. $\frac{3059}{3713}$ (Part) (Three thousand thirty nine upon three ---- thousand seven hundred eighteen, Part). Annual rent payable to -- the State of West Bengal is .30 paise (Thirty paise only). The -- said land is bounded as follows:-

North - By Khas land of Gourri Kani Modak.

South - By Station Reeder Road and Road Reserve land.

East - By land of Sri Sawal Kam Agarwala allotted as per item No. 2 of Schedule F below.

West - By Municipal Road.

Valued at Rs 30,000/- Rupees thirty thousand only.

Schedule "E"

Portion allotted to Sri Madanlal Agarwala.

All that piece or parcel of land measuring 33 (Thirty three) Kathas or .54 (point fifty four) acres in Mouza Siliguri, Police -- Station, Subdivision and Subregistry Office Siliguri District ---- Darjeeling Recorded in Khatian No. 1420 (One thousand four ---- hundred twenty nine), Plot No. 3178 (Three thousand one hundred -- seventy eight) and Khatian No. 1427 (One thousand four hundred --- twenty seven) Plot No. 3179 (Three thousand one hundred seventy --- nine) J.L.No. 110 (One hundred ten) together with one godown with C.I. Sheet roofing and one side Bamboo fencing measuring about 39 x 52 (Thirty nine feet by fifty two feet). Annual rent is Rs 29/4 /3 ---

Paimocharanlal Agarwal
 Bishnurwar Lal Agarwala
 H.P. 29/4/33
 Sawabram agarwala

Rs 29/4/3 Rupees Twenty nine annas four and pies three only payable to the State of West Bengal.

Khatian No. 1427 (One thousand four hundred.. .31 Rent Rs 1/4/3 twenty seven) Plot No. 3179 (Three thousand one hundred seventy nine).

Khatian No. 1429 (One thousand four hundred .23 Rent Rs 23/- twenty nine) Plot No. 3178 (Three thousand one hundred seventy eight).

.54 Rs 29/4/3

Point fifty four acres. Rupees twenty nine anna four and pies three only

The said land has been shown in Green colour and marked "C" in the plan annexed herewith and forming part of these presents and bearing Municipal Holding No. 100 & 102 (New) of Ward No. XVI (New) and is bounded as follows:-

- North - By land of Schedule "C" above.
- South - By Municipal road.
- East - By land of Kamanand Agarwala.
- West - By Burdwan Road.

Valued at Rs 30,000/- Rupees thirty thousand only.

Schedule "F"

Portion allotted to Sawal Ram Agarwala.

All that piece or parcel of land measuring 33 (Thirty three) Kathas or .53 (Point fifty three) acres including item No. 1 of Schedule A above in Mouza Siliguri, Pargana Baikunthapur, Police Station, Subdivision and Subregistry Office Siliguri District --- Darjeeling. Recorded in Khatian No. 1429 (One thousand four --- hundred twenty nine), Plot No. 3178 (Three thousand one hundred seventy eight) and Khatian No. 1537 (One thousand five hundred -- thirty seven) Plot No. 3176 (Three thousand one hundred seventy six) J.L.No. 110 (One hundred ten) together with Residential ---- Quarter, One Godown with C.I. Sheet roof and walls measuring about 33' x 42' (Thirty eight feet by forty two feet) with ----

Ramakrishnal Agarwala
 Bisheswarlal Agarwala
 HEAVEN FOR BT 71
 Sawabram agarwala

with verandah. Annual rent is Rs 64/- Rupees sixty four only payable to the State of West Bengal. The said land has been shown in ----- Violet colour and marked D in the Plan annexed herewith and ----- forming part of these presents bearing Municipal Holding No. 104 (one hundred four) New of Ward No. XVI (New).

Khatian No. 1429 (one thousand four hundred twenty nine) Plot No. 3173 (Three thousand .. .49 Rent Rs 52.00 one hundred seventy eight).

Khatian No. 1537 (one thousand five hundred thirty seven) Plot No. 3176 (Three thousand one hundred seventy six) .04 Rent Rs 2.00

.53 / -----
 Point fifty three acres. Rs 64.00
 Rupees sixty four only.

The said land is bounded as follows:-

- North - By Municipal Road and land of Banarashi Agarwala.
- South - By land of Schedule "C" above.
- East - By land of Kamanand Agarwala & others.
- West - By land of Schedule D above and by Burdwan Road.

2. All that piece or parcel of land measuring 5 (five) --- Kathas or .035 (Point zero eighty five) acres in Mouza Siliguri --- J.L.No. 110 (one hundred ten), Pargana Baikunthapur, Police --- Station, Subdivision and Subregistry Office Siliguri District --- Darjeeling Recorded in Khatian No. 356 (Three hundred fifty six) Plot No. $\frac{3059}{3718}$ (Part) Three thousand fifty nine upon Three --- thousand seven hundred eighteen). Proportionate Annual rent --- payable to the State of West Bengal is 0.29 paise (Twenty nine) -- Paise only. The said land is bounded as follows:-

- North - By Khas land of Gouri Rani Modak.
- South - By Station Feeder Road and Road Reserve land.
- West - By land of Item No. 2 of Schedule D above allotted to Sri Biseswarlal Agarwala.
- East - By land formerly of Gouri Rani and at present of Sundar Modak and Jagadish Modak.

Balwanshankar Agarwal
Bishwanath Lal Agarwal
HEA 01/01 1971
Laxman Agarwal

Valued at Rs 30,000/- Rupees Thirty thousand only.

For the purpose of Stamp duty the properties allotted to the share of the First Party has been valued at Rs 60,000/- Rupees Sixty thousand only, the Properties allotted to the -- share of the Second Party, Third Party and Fourth Party have been valued at Rs 30,000/- Rupees Thirty thousand only each -- respectively.

In witness whereof the abovenamed Parties do hereunto set their hands on the day, month and year first above written.

Witnesses:-

Nand Lal Agarwal
Badwan Rao
Siliguri

Lal Chand Agarwal
Mahabir Sthan
Siliguri

Prepared in the Office of Sri S.R.Sarkar, Advocate, Siliguri and -- readover and explained to the parties by me and also typed by me.

Rohini Devi
Siliguri.

Mutation is allowed
No. M.C. (L.T.) NO. 468/14-15.

[Signature]
Circle Inspector (L.R.)
Siliguri



[Signature]
Sub-Registrar
Biligiri
22-5-19

[Signature]
N.I.S.



[Signature]
Book No. 1
Volume No. 26
Pages 249 to 261
Being No. 2543
For the year 19 69

[Signature]
Sub-Registrar
Biligiri
25-6-19