

E/P 149

THIS INDENTURE made this twentieth day of April one thousand nine hundred and eighty nine BETWEEN the GOVERNOR OF THE STATE OF WEST BENGAL hereinafter referred to as the "DONOR" (which expression shall unless excluded by or repugnant to the context be deemed to include his successors in office) of

ONE PART; AND ~~SHRI/SMT/KM~~ Jyotsna Banu Son / Wife / daughter of Sree Anil Kumar Banu

residing at Sahidnagar, Atankura, Calcutta - 31. SHRI / SMT / KM

Son / wife / Daughter of residing at

SHRI / SMT / KM Son / wife / daughter of residing at

SHRI / SMT / KM Son / wife / daughter of residing at

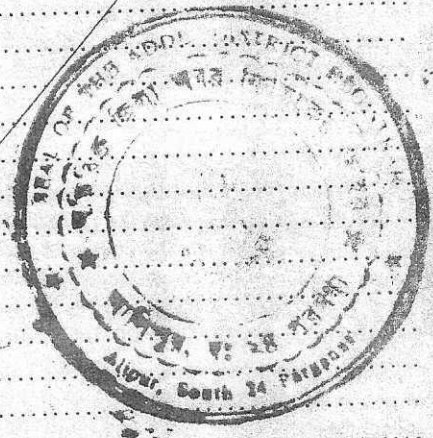
SHRI / SMT / KM Son / wife / daughter of residing at

SHRI / SMT / KM Son / wife / daughter of residing at

SHRI / SMT / KM Son / wife / daughter of residing at

SHRI / SMT / KM Son / wife / daughter of residing at

residing at hereinafter called the "DONEE" (which expression shall unless excluded by or repugnant to the context be deemed to include his/her heirs, executors administrators, representatives and assigns) of OTHER PART.



WHEREAS after the partition of India a large number of residents of former East Pakistan crossed over and came to the territory of the State of West Bengal from time to time due to force of circumstances beyond their control.

AND whereas the Government of West Bengal (hereinafter referred to as the "Government") offered all reasonable facilities to such persons (hereinafter referred to as "Refugees") for residence in West Bengal.

AND whereas a considerable number of such people were compelled by circumstances to use vacant lands in the urban areas for homestead purposes.

AND whereas the DONEE was one of such persons who had come to use and occupy a piece of land particularly described in the schedule hereunder.

AND whereas the DONEE being a refugee displaced from East Pakistan (now Bangladesh) approached the Government of West Bengal for a plot of land for his rehabilitation.

(Urban-acquired-gift)

AND whereas the Government of West Bengal with the intent to rehabilitate the refugees from East Pakistan now Bangladesh acquired land in C.S. Dag No. 1555, 1548..... Mauza... *Starunia*..... in Police Station... *Karba*..... in the District *24 Parganas (S)* in the Urban area..... under the provisions of L.D.P. Act, 1948/L.A. Act I of 1894 including the plot now in occupation of the DONEE.

AND whereas it has been decided by the Government to make a gift of the said plot of land in favour of the DONEE so as to confer absolute right title and interest in the said land where he has been residing peacefully for a long time more fully described in the schedule hereunder written.

NOW THIS DEED WITNESSETH that in consideration of the premises hereinbefore mentioned and to provide relief to the DONEE in consideration of his/her destitute condition the DONOR doth hereby absolutely give grant and transfer unto the DONEE ALL THAT PIECE AND PARCEL OF LAND more fully described in the schedule hereunder written as homestead land OR HOWSOEVER otherwise the said land hereditaments and premises are or is at any time or times heretofore were situated butted bounded as hereinafter described TOGETHER WITH all ways, paths, passages, easements, privileges, appendages and appurtenances whatsoever with all easements thereto and therein TO HAVE AND TO HOLD THE SAID land hereditaments and premises hereby given granted and transferred unto and to the use of the DONEE forever AND the DONEE shall and may at all times hereafter peaceably and quietly possess and enjoy the said land hereby given granted and transferred subject to the condition that the DONEE shall have no right save as hereinafter provided to alienate or transfer in any way the land comprised in the schedule hereunder written in any manner whatsoever within a period of 10 (ten) years from the date of these presents without obtaining prior written permission of the DONOR which shall not be obligatory on the part of the DONOR to give and which will be granted only in exceptional circumstances of hardship PROVIDED THAT THE DONEE shall be at liberty to mortgage, charge or encumber the said land with the Life Insurance Corporation of India or any Nationalised or Scheduled Bank, Co-operative Bank or Government or any Statutory Body or Government Sponsored Financial Institution within this period of ten years for the purpose of construction of a residential building therein and for the purpose of better economic and physical improvement, AND THE DONOR and all persons lawfully and equitably claiming as aforesaid shall and will from time to time and at all times hereinafter at the request and costs of the DONEE do or execute or cause to be done and executed all such acts deeds and things whatsoever for further better and more perfectly assuring the said message land hereditaments and premises and every part thereof unto the DONEE in the manner aforesaid as shall or may be reasonably required.

SCHEDULE

ALL THAT PIECE OR PARCEL OF LAND measuring *3K - 11Ck - 0M* more or less of homestead land in E/P No. *149 S/P 4/3* in C.S. Plot No. *1555, 1548* in Khatian No. of Mouza... *Starunia*... J. L. No. *18*... P. S. *Karba*... in the district of *24 Parganas (S)* Sub-Registration office... *Alipore*... butted and bounded in the manner following:

On the North... *Road*

On the East... *E/P 147*

On the South... *E/P 104*

On the West... *E/P 153 and 152*

IN WITNESS WHEREOF THE DONOR and THE DONEE have hereunto set and subscribed their respective hands the day, month and year first above written.

Signed and delivered for and on behalf of the Governor

Refugee, Relief and Rehabilitation Department
Government of West Bengal

29/1/54



By the Collector
District

In the presence of: **Deputy Director (Development)**
Refugee Relief & Rehabilitation Directorate
Government of West Bengal

1st witness

Address **Additional Rehabilitation Officer**
Refugee Relief & Rehabilitation Department
Govt of West Bengal

Occupation

2nd witness

Address **Kanungo-I**
P. R. & R. Directorate
Govt of West Bengal

Occupation

Case No 451
Signed by the DONEE

1st witness **Parajat Sanyal** Occupation **RH**
President

Address **SAHID NAGAR COLONY**

2nd witness **Anil Chandra Das** Occupation **RH**

Address **Vice-President**
SAHID NAGAR

Admission under Rule B
 Exempt from Stamp Duty,
 under the Indian Stamp Act
 1909 or Schedule IA, No. 35B
 Fees paid: Exempt

Witnessed by S. N. (Sanyal)
S. N. (Sanyal) H.B.
 who is exempt from personal appearance in the
 Office under Section 68 Act XVI of 1909 in
 pursuance of the provisions of
 Section 68 of the Act

Presented for registration
 at ... A.M. on the
 ... day of ...
 at the Office of the
 Addl. District Registrar, South 24 Parganas
 Alipur, North 24 Parganas
 of ...
 Executors/Claimants or one of
 the Executors/Claimants
 Attorney for ...
 Executors/Claimant
 of 19 ... authenticated by the
 Under Power of Attorney No. ...
 Addl. District Registrar, South 24 Parganas
 Alipur, South 24 Parganas

ADMISSION IS ADMITTED

of Jyotirupa Banerjee
 of Sri Anil Kumar
 wife Sahid Nager Ganguly
 Chana Nasirabad
 District 24 Parganas (S)
 By Clauses Housewife
 in Performance

(S) 5/11 451-
 a:



(S) 5/11 451-
 a:

COVERED IN

of ...
 No. 173-176
 being No. 2369
 of the East ...

WITNESSED BY
Salya Rayjan Roy
 of late J. M. Roy
 wife Sahid Nager Ganguly
 Chana Nasirabad
 District 24 Parganas (S)
 By Clauses Housewife
 in Performance Salya Rayjan Roy

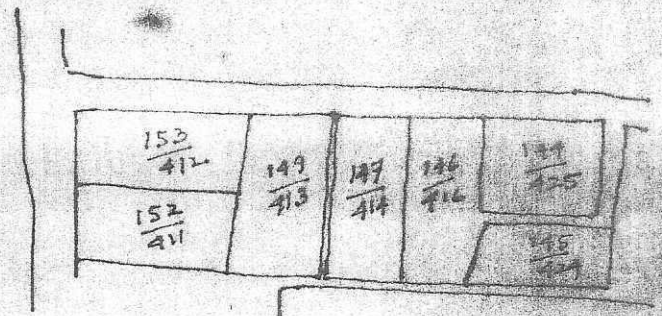
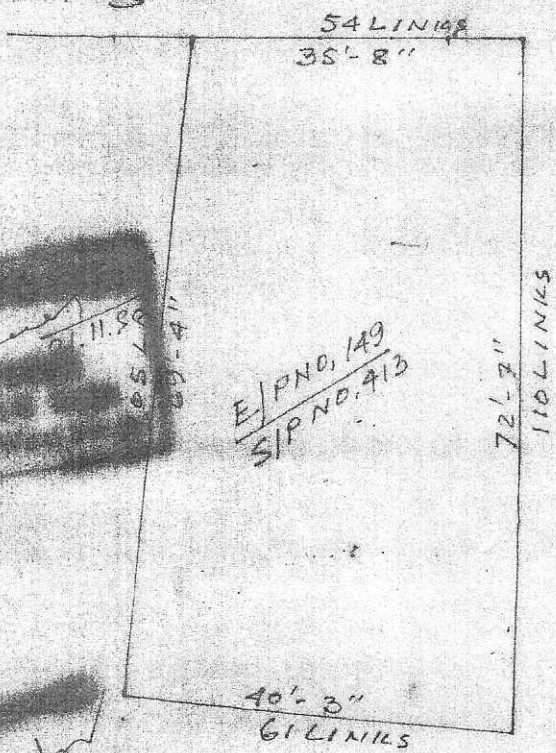
20.4.89

[Signature]

SITE PLAN SHOWING THE E/P NO. 149 OF
SAHIDNAGAR SQ COLONY IN MOUZA,
DHAKURIA J.L. NO. 18 PART OF C.S. PLOT NO. 1518, 155
P.S. KASBA, DIST. SOUTH 24 PARAGANAS

SCALE:- 64" = 1 MILE

SCALE:- 1" = 20'



CASE BY ST-
 ✓

DATE 11.11.80
 DRAWN BY
 P. BANERJEE
 S.W.

SCHEDULE OF PLOTS

E/P NO.	S/P NO.	NAME OF THE PLOT HOLDER	A R E A		
			K	CH	SF.
149	413	SMT JYOTSANA BOSE	3	11	-

**LETTER OF AUTHORISATION TO OCCUPY A PLOT IN
SQUAT S' COLONY.**

To

1191
145/64
E/149

.....
Sri. Anil K. Basu
.....
S/o. Late. Raicharan Basu
.....

The Government of West Bengal has acquired the land comprised in the squatters' colony at *Shakurhat*, Police-station *Jalee ganga*, District *24 Parganas*, which is now in the occupation of refugees living in the said colony. Government is agreeable to regularise the possession of the occupants. Since you are now occupying a portion of the aforesaid land, plot No. *413* in the survey map of the said colony as prepared by the Refugee Relief and Rehabilitation Department may be allotted to you provided you agree to the following terms and conditions, namely:—

1. That you should pay to the Government of West Bengal (hereinafter referred to as the "Government") the value of the said plot of land to be allotted to you including the proportionate value of the land required for providing roads, passages, open spaces, etc., in the colony at a rate to be determined by the Government and that you should pay such sum within such period as may be fixed by the Government for the purpose in manner hereinafter mentioned in clause 4 hereof.
2. That you shall occupy only the plot of land measuring $2\frac{1}{2}$ cottahs as shown in the said departmental survey map which will be allotted to you.
3. Should you desire to occupy or be found to be occupying any area in excess of $2\frac{1}{2}$ cottahs you shall pay to the Government the value of the excess land as determined by Government at such rate as may be fixed by the Government in accordance with the provisions of clause 4 hereof.
4. Out of the amount that shall be payable by you under the provisions of clauses 1 and 3 hereof Rs. 1,875 will be payable by you in such instalments and within such times as may be fixed by the Government and you shall execute and register a Bond in respect of the same embodying such terms, conditions and covenants as may be decided by the Government. You will pay the amount in excess of the said sum of Rs. 1,875 in cash to the Government within such time as may be fixed by the Government.
5. That you shall not, in any event, occupy any land other than what is allotted to you under clauses 2 and 3 and shall give up any land otherwise occupied by you immediately on being called upon by the Government to do so.

By order of the Governor,

[Signature]
Secretary

Refugee Relief and Rehabilitation Department,
Government of West Bengal.

I, *16/8/64*
Shri *Anil K. Basu* s/o *Late. Raicharan Basu*,
do hereby for myself, my heirs, executors, administrators and assigns confirm the terms and conditions set forth above and agree to abide by, carry out and fulfil the same.

Anil K. Basu
25/7/64