

04731/21

I-4645/21



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

46AB 563074

3  
 29/10/21  
 Q-2210511/21  
 Q-2210407/21

**STRIP OF LAND GIFT TO KMC**

REG :- KMC Premises No.- 332A, USTAD AMIR KHAN

SABANI; Police Station- Haridevpur, Kolkata- 700082,

under the KMC Ward No.- 122, Borough No.- XV, being

assessed under the Assessee No.- 41-122-09-0613-2.

certified that the document is submitted for registration. The signature sheets and the photocopies attached with this document are the part of this document.

District Sub-Registrar-V  
 Alipore, South 24 Parganas

29 OCT 2021

- 6 JUL 2020

100107

No. .... Ms. .... Date.....

Name:- ARJUN GOPE, Advocate  
Address:- Alipur Police Court, Kol-27

Vendor:-  
**I. CHAKRABORTY**  
6B, Dr. Rajendra Prasad Sarani  
Kolkata-700 001



Ramesh Chandra Roy  
S/o - Kastick Roy  
6/8A VIVEK ACACIA PARK  
KOL - 700070  
P-1 ROJESHA PARK

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29 OCT 2021

Handwritten notes and signatures in the bottom right corner, including a signature that appears to be 'Ramesh Chandra Roy'.

We, 1. SRI. SAMIR DAS, ( PAN - AYHPD2810J, AADHAR No. 7507 4290 5412 ), (2). SRI PRABIR DAS ( PAN - FBTPD3191Q, AADHAR No. 9023 8228 4635), (3). SRI PRADIP DAS ( PAN - BVAPD9159B, AADHAR No. 4397 4345 7496), (4). SRI LALTU DAS ( PAN - CHJPD5951R, AADHAR No. 9224 9669 5575), all sons of Late Anil Chandra Das alias Anil Das alias Anil kr. Das, (5). SRI SUBHANKAR BOSE @ BASU ( PAN - BMUPB1278G, AADHAR No. 7485 3889 8016), son of Samar Bose @ Basu and Late Sampa Bose @ Basu, grandson of Late Anil Chandra Das alias Anil Das alias Anil Kr. Das. all by Religion - Hindu, by Occupation - Business, by Nationality - Indian, residing at - 332A, OSTAD AMIR KHAN SARANI, Post Office & Police Station -Haridevpur, Kolkata - 700082, being represented by their constituted attorney SRI. PARSURAM MOHAPATRA , ( PAN- BEMPM4014B, AADHAAR No. 7324 5447 9291), son of Sri Batakrishna Mahapatra, by faith -Hindu, by occupation - Business, By Nationality - Indian, residing at 46, Motilal Nahru Road, Police Station-Rabindra Sarobar, Kolkata -700029, District 24 Parganas South, by virtue of a registered development power of attorney 25.09.2020, which was duly registered before the office at D.S.R. - II, at South 24-Parganas, W.B., and recorded in Book No. I, Volume No. 1602-2020, Pages from 198477 to 198516, being No. 160205061 , for the year 2020, hereinafter called and referred to as the **DONOR** (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include his executors, administrators, legal representatives and/ or assigns) of the **ONE PART.**

AND

**THE KOLKATA MUNICIPAL CORPORATION** a body corporate constituted under the West Bengal Act., LIX of 1980 having its Central Office at No. 5, S. N. Banerjee Road, Post Office - Lenin Sarani, Police Station - Taltala, Kolkata - 700013, hereinafter called and referred to as the **"DONEE"** (which expression shall unless repugnant to the context be deemed to include its assigns, representatives, etc. ) of the **OTHER PART.**

WHEREAS the Donor is the absolute owner of and/ or occupier of the land measuring about 02 Cottahs 12 Chittaks 44.009 Sq.ft.= 188.035 Sq.Mts. at Mouza- Haridevpur, J.L. No.- 25, R.S. No.-35, touzi No.- 1-6,8-10,12-16, comprised khatian No.- 31, under Dag No.- 534,, in the District- South 24 Parganas, under Police Station - Haridevpur, Kolkata - 700082, within the limit of Ward No. 122, vide KMC Assessee No. 41-122-09-0613-2 of the KMC Premises No. 332A, USTAD AMIR KHAN ASRANI, by way of inheritance. by virtue of a registered Deed in the office of District Sub - Registrar. at Alipore Sadar, recorded in Book No 1, Volume No.140, Pages from 08 to 12, Being No-7574, for the year 1959.



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AND WHEREAS the Donors are going to submit a building plan to the Kolkata Municipal Corporation for construction of a building at KMC premises no. 332A, USTAD AMIR KHAN ASRANI, Post Office – Haridevpur, Police Station – Haridevpur, under the KMC Ward No. 122, Borough No. XV, Kolkata – 700082, Ward No. 122, Borough No. XV, which is situated at Northern side 1.209 m. wide I.P.S. Road AND WHEREAS the Donors have expressed their desire to make a gift of the strip portion of the land measuring 15.365 Sq.M. corresponding to 165.389 Sq.ft from the Northern portion of the KMC Premises No. 332A, USTAD AMIR KHAN ASRANI, Mouza-Haridevpur, J.L. No.- 25, R.S. No.-35, Touzi No.- 1-6,8-10,12-16, comprised khatian No.- 31, under Dag No.- 534, in the District 24 Parganas south, Post Office – Haridevpur, Police Station – Haridevpur, under the KMC Ward No. 122, Borough No. XV, Kolkata – 700082, in the District- South 24 Parganas, vide KMC Assessee No. 41-122-09-0613-2, more fully described and written in the Schedule hereunder written and delineated in the site map or plan annexed hereto and demarcated with RED border line, as required under the Kolkata Municipal Corporation, 1980, for sanction of the Building Plan whereas the said proposal or offer of the Donors' has been accepted by the Kolkata Municipal Corporation, the Donee and it has been decided inter alia that the gift of the strip portion of the land measuring 15.365 Sq.M. corresponding to 165.389 Sq.ft from the Northern portion of the KMC Premises No.- 332A, USTAD AMIR KHAN ASRANI, Mouza- Haridevpur, J.L. No.- 25, R.S. No.-35, Touzi No.- 1-6,8-10,12-16, comprised khatian No.- 31, under Dag No.- 534, in the District 24 Parganas south, Post Office – Haridevpur, Police Station – Haridevpur, under the KMC Ward No. 122, Borough No. XV, Kolkata – 700082, within the limit of Ward No. 122, vide KMC Assessee No. 21-097-11-0073-4, be accepted under K.M.C. Act. 1980.

**NOW THIS INDENTURE WITNESSETH** that in consideration of the premises the Donors of their own free will and accord and while in sound state of body and mind hereby grants and convey unto the Kolkata Municipal Corporation **ALL THAT** piece or parcel of the land measuring 15.365 Sq.M. corresponding, to 165.389 Sq.ft from the Northern portion of the KMC Premises No., 332A, USTAD AMIR KHAN ASRANI, Mouza- Haridevpur, J.L. No.- 25, R.S. No.-35, Touzi No.- 1-6,8-10,12-16, comprised khatian No.- 31, under Dag No.- 534, in the District 24 Parganas south, Post Office – Haridevpur, Police Station – Haridevpur, under the KMC Ward No. 122, Borough No. XV, Kolkata – 700082, vide KMC Assessee No. 41-122-09-0613-2. The said left open portion is more fully described and delineated in the site map or plan annexed hereto and demarcated with RED border line.

**TO HOLD** to the Kolkata Municipal Corporation the said strip portion of land free from all encumbrances as the owners for the purpose of widening the Kolkata



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Municipal Corporation Road, at the southern and eastern side of the said KMC Premises No. 332A, USTAD AMIR KHAN ASRANI, Mouza- Haridevpur, J.L. No.- 25, R.S. No.- 35, Touzi No.- 1-6,8-10,12-16, comprised khatian No.- 31, under Dag No.- 534, in the District 24 Parganas south, Post Office - Haridevpur, Police Station - Haridevpur, under the KMC Ward No. 122, Borough No. XV, Kolkata - 700082, within the limit of Ward No. 122, vide KMC Assessee No. 41-122-09-0613-2 and the Donors hereby covenants with the Donee that notwithstanding anything done by the Donors or knowingly suffered by the Donor have full power and absolute authority to convey and grant the aforesaid strip portion hereby conveyed.

And further comments that the Donors shall at all time at the cost of the Donors execute and do all such further acts deeds and assurance of more perfectly and effectively conveying the said strip portion of the land to the Donee by the letter shall be reasonably required.

#### SCHEDULE

**ALL THAT** piece and parcel of land measuring 15.365 Sq.M. corresponding to 165.389 Sq.ft from the Northern portion of the KMC Premises No.- 332A, USTAD AMIR KHAN ASRANI, Mouza- Haridevpur, J.L. No.- 25, R.S. No.-35, Touzi No.- 1-6,8-10,12-16, comprised khatian No.- 31, under Dag No.- 534, in the District 24 Parganas south, Post Office - Haridevpur, Police Station - Haridevpur, under the KMC Ward No. 122, Borough No. XV, Kolkata - 700082, District 24 Parganas South, and the said is butted and bounded by,

The property is butted and bounded by :-

On the North	:	1.209M. (MIN.) Wide I.P.S. Road
On the South	:	1332, Ustad Amir Khan Sarani
On the East	:	22 / 3, Ustad Amir Khan Sarani
On the West	:	3.620 M. Wide KMC Black Top Road & 332 A/1, Ustad Amir Khan Sarani.

The measurement of the Boundary Lines are being show in the annexed Plan and are as follows:-

On the North	:	15.568 M.
On the South	:	12.788M. & 2.670 M.
On the East	:	12.730 M.
On the West	:	2.491 M, 5.806M. & 4.479 M.

**THE WIDTH OF THE ROAD, AS TAKEN IN FRONT OF THE PREMISES BY THE COMPETENT HAS BEEN SHOWN IN THE ANNEXED PLAN.**





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IN WITNESS WHEREOF the Parties herein have set and subscribed their respective hands and signatures on the day, month and year above mentioned willfully & voluntarily after going through the contents herein, understanding the meaning of the same and realizing the results thereof.

THIS THE 29 DAY OF OCTOBER, 2021.

IN THE PRESENCE OF :

(1) *Arundhan Prasad Roy*  
*6/8A Vivekananda Park*  
*1001-70*

(2)

*Parsuram Mohapatra*

Constituted attorney of the owners

SIGNATURE OF THE DECLARANT

- 1) *Saurabh Das*
- 2) *Prabir Das*
- 3) *Pradip Das*
- 4) *Lalita Das*
- 5) *Subhankar Bose*

Prepared by me as per K.M.C. proforma:



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	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name Parsuram Mohabator  
Signature P. Mohabator

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name .....  
Signature .....

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name .....  
Signature .....

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name .....  
Signature .....




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**SITE PLAN AT K.M.C. PREMISES NO.- 332A, USTAD AMIR KHAN SARANI , WARD NO- 122 , BOROUGH NO.- XV, P.S. - HARIDEVPUR, KOLKATA - 700082**

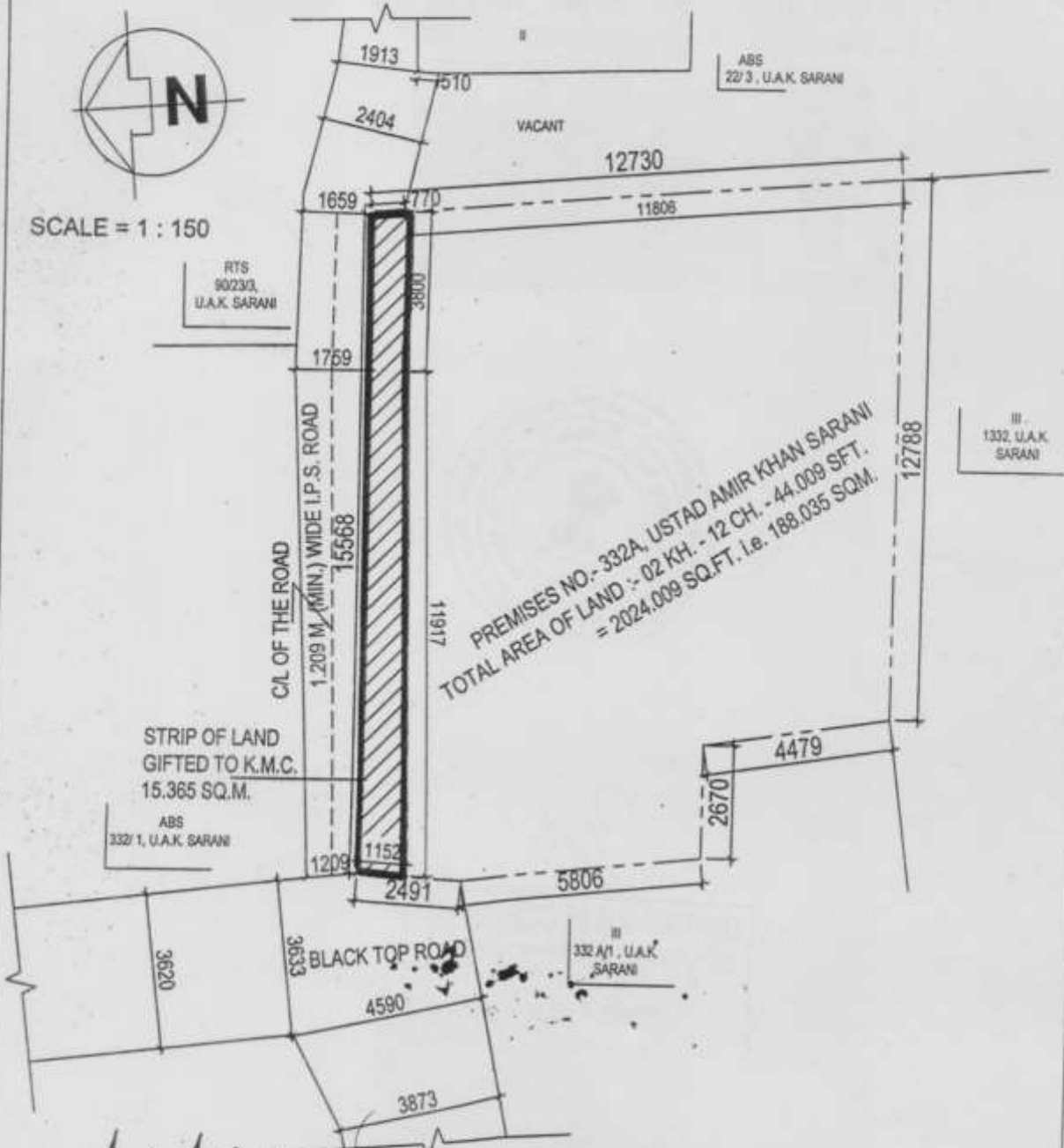
TOTAL AREA OF LAND :- 02 KH. - 12 CH. - 44.009 SFT. = 2024.009 SQ.FT. i.e. 188.035 SQM.

TOTAL STRIP OF LAND AREA :- 15.365 SQM. i.e. 165.389 SQ.FT.

STRIP PORTION AREA SHOWN IN RED BORDER 



SCALE = 1 : 150



PREMISES NO.- 332A, USTAD AMIR KHAN SARANI  
 TOTAL AREA OF LAND :- 02 KH. - 12 CH. - 44.009 SFT.  
 = 2024.009 SQ.FT. i.e. 188.035 SQM.

*Santu Sasmal*  
 SANTU SASMAL

MEMBER MUNICIPAL CORPORATION

SIGNATURE OF L.B.S.

SIGNATURE OF OWNER










**ভারত চৰকাৰ**  
**Government of India**

Download Date: 26/12/2020



**পৰসুৰাম মহাপাত্ৰা**  
**Paruram Mohapatra**  
 জন্মতাৰিখ/DOB: 13/04/1959  
 পুৰুষ/ MALE

Name Date: 04/02/2020

7324 5447 9291

VID : 9194 7399 5487 2150

আমাৰ আধাৰ, আমাৰ পৰিচয়




**ভাৰতীয় বিশিষ্ট পৰিচয় প্ৰাধিকৰণ**  
**Unique Identification Authority of India**

**ঠিকানা:**  
 ৪৬, মতিলাল নেহৰু ৰোড, সৰতবোশ ৰোড,  
 কোলকাতা,  
 পশ্চিম বং - ৭০০০২৯

**Address:**  
 66, MOTILAL NEHRU ROAD, Sarat Bose  
 Road, Kolkata,  
 West Bengal - 700029



7324 5447 9291

VID : 9194 7399 5487 2150

1947 | [help@uidai.gov.in](mailto:help@uidai.gov.in) | [www.uidai.gov.in](http://www.uidai.gov.in)

### Major Information of the Deed

Deed No :	I-1630-04645/2021	Date of Registration	29/10/2021
Query No / Year	1630-2002210407/2021	Office where deed is registered	
Query Date	26/10/2021 6:10:30 PM	1630-2002210407/2021	
Applicant Name, Address & Other Details	RAJENDRA RAY Thana : Regent Park, District : South 24-Parganas, WEST BENGAL, PIN - 700093, Mobile No. : 8981440670, Status :Deed Writer		
Transaction	Additional Transaction		
[0206] Gift, Gift in f/o Govt./Local Bodies(Exempt Cases)	[4305] Other than Immovable Property, Declaration [No of Declaration : 1]		
Set Forth value	Market Value		
Rs. 1/-	Rs. 1,24,042/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:33(ii))	Rs. 39/- (Article:A(1), E, M(b), H)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

#### Land Details :

District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Ustad Amir Khan Sarani, Road Zone : (Sodepur 1st lane -- Kalipur Road(Ward 122)) , , Premises No: 332A, , Ward No: 122  
Pin Code : 700082

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :- )		Bastu	165.389 Sq Ft	1/-	1,24,042/-	Width of Approach Road: 12 Ft.,
<b>Grand Total :</b>				<b>.379Dec</b>	<b>1 /-</b>	<b>1,24,042 /-</b>	

#### Donor Details :



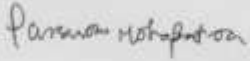
Sl No	Name/Address/Photo/Finger print and Signature
1	<b>SAMIR DAS</b> Son of Late ANILCHANDRA DAS 332A, OSTAD AMIR KHAN SARANI, City:- , P.O:- HARIDEVPUR, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AYxxxxxx0J, Aadhaar No: 75xxxxxxxx5412, Status :Individual, Executed by: Attorney, Executed by: Attorney
2	<b>PRABIR DAS</b> Son of Late ANIL CHANDRA DAS 332A, OSTAD AMIR KHAN SARANI, City:- , P.O:- HARIDEVPUR, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: FBxxxxxx1Q, Aadhaar No: 90xxxxxxxx4635, Status :Individual, Executed by: Attorney, Executed by: Attorney
3	<b>PRADIP DAS</b> Son of Late ANIL CHANDAR DAS 332A, OSTAD AMIR KHAN SARANI, City:- , P.O:- HARIDEVPUR, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BVxxxxxx9B, Aadhaar No: 43xxxxxxxx7496, Status :Individual, Executed by: Attorney, Executed by: Attorney

4	<b>LALTU DAS</b> Son of Late ANIL CHANDRA DAS 332A, OSTAD AMIR KHAN SARANI, City:- , P.O:- HARIDEVPUR, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: CHxxxxxx1R, Aadhaar No: 92xxxxxxxx5575, Status :Individual, Executed by: Attorney, Executed by: Attorney
5	<b>SUBHANKAR BOSE, (Alias: SUBHANKAR BASU)</b> Son of SAMAR BOSE 332A, OSTAD AMIR KHAN SARANI, City:- , P.O:- HARIDEVPUR, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BMxxxxxx8G, Aadhaar No: 74xxxxxxxx8016, Status :Individual, Executed by: Attorney, Executed by: Attorney

**Donee Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>The Kolkata Municipal Corporation</b> 5, S N BANERJEE ROAD, City:- , P.O:- TALTOLA, P.S:-Taltola, District:-Kolkata, West Bengal, India, PIN:- 700013 ,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature			
1	<b>PARSURAM MOHAPATRA (Presentant)</b> Son of BATAKRISHNA MAHAPATRA Date of Execution - 29/10/2021, , Admitted by: Self, Date of Admission: 29/10/2021, Place of Admission of Execution: Office			
		Oct 29 2021 2:26PM	LTI 29/10/2021	29/10/2021
46, MOTILAL NAHRU ROAD, City:- , P.O:- RABINDRA SAROBAR, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700029, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BExxxxxx4B, Aadhaar No: 73xxxxxxxx9291 Status : Attorney, Attorney of : SAMIR DAS, PRABIR DAS, PRADIP DAS, LALTU DAS, SUBHANKAR BOSE				

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>RAJENDRA PRASAD ROY</b> Son of KARTICK ROY JHARKHALI LASKARPUR, City:- , P.O:- JHARKHALI BAZAR, P.S:-Basanti, District:-South 24-Parganas, West Bengal, India, PIN:- 743312			
	29/10/2021	29/10/2021	29/10/2021
Identifier Of PARSURAM MOHAPATRA			

### Transfer of Land from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
L1	SAMIR DAS	The Kolkata Municipal Corporation		0.0758034 Dec	24,808/-
L1	PRABIR DAS	The Kolkata Municipal Corporation		0.0758034 Dec	24,808/-
L1	PRADIP DAS	The Kolkata Municipal Corporation		0.0758034 Dec	24,808/-
L1	LALTU DAS	The Kolkata Municipal Corporation		0.0758034 Dec	24,808/-
L1	SUBHANKAR BOSE	The Kolkata Municipal Corporation		0.0758034 Dec	24,808/-

Endorsement For Deed Number : I - 163004645 / 2021

On 29-10-2021

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 33 (ii) of Indian Stamp Act 1899.

Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)

Presented for registration at 14:03 hrs on 29-10-2021, at the Office of the D.S.R. - V SOUTH 24-PARGANAS by PARSURAM MOHAPATRA .

Executed by Attorney

Execution by PARSURAM MOHAPATRA, , Son of BATAKRISHNA MAHAPATRA, 46, MOTILAL NAHRU ROAD, P.O: RABINDRA SAROBAR, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by profession Business as the constituted attorney of 1. SAMIR DAS 332A, OSTAD AMIR KHAN SARANI, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700082, 2. PRABIR DAS 332A, OSTAD AMIR KHAN SARANI, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700082, 3. PRADIP DAS 332A, OSTAD AMIR KHAN SARANI, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700082, 4. LALTU DAS 332A, OSTAD AMIR KHAN SARANI, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700082, 5. SUBHANKAR BOSE, SUBHANKAR BASU 332A, OSTAD AMIR KHAN SARANI, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700082 is admitted by him

Indelified by RAJENDRA PRASAD ROY, , Son of KARTICK ROY, JHARKHALI LASKARPUR, P.O: JHARKHALI BAZAR, Thana: Basanti, , South 24-Parganas, WEST BENGAL, India, PIN - 743312, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39/- ( E = Rs 7/- ,H = Rs 28/- ,M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 39/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 10/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 100107, Amount: Rs.10/-, Date of Purchase: 06/07/2020, Vendor name: I Chakraborty

Rita Lepcha  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - V SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1630-2021, Page from 163863 to 163879

being No 163004645 for the year 2021.



Digitally signed by RITA LEPCHA DAS  
Date: 2021.11.25 18:50:53 -08:00  
Reason: Digital Signing of Deed.

*Rita Lepcha*  
(Rita Lepcha) 2021/11/25 06:50:53 PM  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS  
West Bengal.

(This document is digitally signed.)