S-11383/14

D 682

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु.5000 Rs.5000

पाँच हजार रुपये FIVE THOUSAND RUPEES

सत्यमेव जयते

INDIA

पश्चिमबङ्গ पश्चिम बंगाल WEST BENGAL

B 664709 B 664709

For SHELCON PROPERTIES PVT. LTD.

Director

V.C. No. 1626/14

09/12/14
9:00pm

# DEED OF CONVEYANCE

Q-24594

THIS INDENTURE MADE ON THIS THE 9th DAY OF DECEMBER 2014.

CERTIFIED THAT THE DOCUMENT IS ADMITTED TO REGISTRATION. THE SIGNATURE SHEET AND THE ENDORSEMENT SHEETS ATTACHED TO THIS DOCUMENT ARE THE PARTS OF THIS DOCUMENT.

Addl. District Sub-Registrar,
Siliguri-II at Bagdogra

27 JAN 2015

S. No. 2947 Date 21/11/2014
Sold to Prahlad Jaiswal & Others
OF Slg.
Rs. 5000/- (Rupees) Nine thousand only

(B. R. Ghosh)
Stamp Vendor
Siliguri Court
L No. R. M / 106 / 1993
Darjeeling

For SHELCON PROPERTIES PVT. LTD.
Debabrata Sarkar
Director

2001

For SHELCON PROPERTIES PVT. LTD.
Debabrata Sarkar
Director

Additional District Sub Registrar of Siliguri at Bagdogra, Dist. Darjeeling

Addl. Dist. Sub-Registrar
Siliguri at Bagdogra, Dt. Darjeeling

9/12/14

Kartick Roy
S/o Lt. Satya Ranjan Roy
South Babupara, Siliguri
P.O. Siliguri Town,
P.S. Siliguri
Dt. Darjeeling.

For SHELCON PROPERTIES PVT. LTD.
Director

| | |
|---|---|
| AREA | : 8.37 KATHAS |
| PLOT NOS. | : 68 (R.S.), 190 (L.R.) & 71 (R.S.), 194 (L.R.) |
| KHATIAN Nos. | : 27 (OLD) 448 (NEW) |
| MOUZA | : BARAGHARIA |
| J.L.NO. | : 82 |
| SHEET NO. | : 1 |
| P.S. | : MATIGARA |
| DISTRICT | : DARJEELING |
| CONSIDERATION | : Rs.14,00,000.00 |
| MARKET VALUE | :Rs.19,78,851.00 (As per Query No.24594/2014 Dated11/11/2014 by the Office of the A.D.S.R. Siliguri-II at Bagdogra) |

BETWEEN

1. **SRI PRAHLAD JAISWAL** son of Late Ramabtar Jaiswal, PANAFSPJ7960F, and 2. **SMT. BHARTI JAISWAL**, wife of Sri Prahlad Jaiswal, PAN AGQPJ9685E, both are Hindu by religion, Indian by nationality, Business by occupation, residing at Sibaji Nagar, Champasari, Siliguri, P.O. & P.S. Pradhan Nagar, Siliguri, District Darjeeling - hereinafter called the **"PURCHASERS"** (which expression shall mean and include unless excluded by or repugnant to the context their heirs, executors, successors, administrators, legal representatives and assigns) of the **"ONE PART".**

Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, Dt. Darjeeling

9/12/16

For SHELCON PROPERTIES PVT. LTD.
Director

A N D

**SHELCON PROPERTIES PVT. LTD**, a private limited company, having it's **PAN -AAHCS6766R**, registered under the companies Act, 1956, being certificate of incorporation No. 21-66995 of 1994, having its office at Hill Cart Road, Siliguri, represented by its **Director, Sri Debabrata Sarkar**, son of late Bhabataran Sarkar, Hindu by faith, business by occupation, resident of Vinayak Apartment, Pradhan Nagar, Siliguri, P.O., & P.S. Siliguri, in the District of Darjeeling, hereinafter called the **"VENDOR"** (which expression shall unless excluded by or repugnant to the context be deemed to include its directors, executors, successors in-office, representatives, administrators and assigns) of the **"OTHER PART"**.

I. WHEREAS Sri Jagadish Prasad Sah son of Nagina Sah, had transferred for valuable consideration and made over physical possession of all that piece or parcel of land measuring 9.46 Acres, situated within Mouza Baragharia, J.L. No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling unto and in favour of Sri Ram Chandra Prasad (now deceased) son of Late Babulal Sah by virtue of Sale Deed, Dtd. 29/07/1970, being document No.3808 for the year 1970, registered in the Office of the S.R. Siliguri.

AND WHEREAS after the death of abovenamed Late Ram Chandra Prasad his only legal heirs Smt. Sita Devi wife of Late Ram Chandra Prasad, Sri Brij Kishore Prasad son of late Ram Chandra Prasad and Smt. Sunayana Devi daughter of late Ram Chandra Prasad jointly became the owner of his property

Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, Dt. Darjeeling

9/12/14

For SHELCON PROPERTIES PVT. LTD.
Director

by way of inheritance and also transferred the same for a valuable consideration and handed over physical possession of all that piece or parcel of land measuring 5.38 Acres, out of aforesaid land , forming part of R.S. Plot Nos. 68 land measuring 5.34 acres, R.S. Plot No. 69 land measuring 0.01 Acre and R.S. Plot No. 70 land measuring 0.03 Acre altogether land measuring 5.38 Acres, having L.R. Plot No.190, R.S. Khatian No.14/1 and L.R. Khatian No.27, Mouza Baragharia, J.L. No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling unto and in favour of Shelcon Properties Pvt. Ltd. a Private Limited Company, represented by its Director, Sri Debabrata Sarkar son of late Bhabataran Sarkar of Pradhan Nagar, Siliguri, District Darjeeling by virtue of Sale Deed, being document No.I-3073 for the year 2004, registered in the office of the A.D.S.R. Siliguri II at Bagdogra.

AND WHEREAS by virtue of aforesaid sale Deed, being document No.I-3073 for the year 2004, registered at the office of the A.D.S.R. Siliguri II at Bagdogra, abovenamed Shelcon Properties Pvt. Ltd. became the sole, absolute and exclusive owner of the aforesaid land measuring 5.38 acres, and the said land was recorded in the name of Shelcon Properties Pvt. Ltd. in the record of rights, vide recorded Khatian No.448, Plot No. 190, Mouza Baragharia, J.L. No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling, having permanent, heritable and transferable right, title and interest therein.

Addl. Dist. Sub-Registrar
Sig. II at Singhbhum, D...

For SHELCON PROPERTIES PVT. LTD.
Director



II) AND WHEREAS one Baijnath Prasad (now deceased) and one Tarakeswar Prasad (now deceased) son of late Baijnath Prasad was the absolute and recorded owner of entire portion of land under Plot No.194 having an area measuring 2.68 acres and 3 acres respectively under Khatian No.99 and 44/1 respectively.

AND WHEREAS the respective legal heirs of the above mentioned two deceased persons, decided to sale their respective shares of plot No.194 jointly on mutual understanding.

AND WHEREAS after the death of abovementioned Baijnath Prasad his three survived sons namely Sri Chandeswar Prasad, Sri Rajeshwar Prasad and Sri Nageswar Prasad along with heirs of deceased son Tarakeswar Prasad Smt. Madhuri Devi (wife), Sri Vivek Prasad (son) jointly become the owner as inheritant of Late Baijnath Prasad's portion of land measuring 2.68 acres in Plot No.194, having their respective share of ¼th, ¼th, ¼th , 1/8$^{th}$ and 1/8$^{th}$ respectively.

AND WHEREAS on the other hand after the death of abovementioned Tarakeswar Prasad his wife Smt. Madhuri Devi and Sri Vivek Prasad become the absolute joint owners as inheritant of Tarakeswar Prasad's portion of land in the above mentioned Plot No.194 measuring 3 acres having their respective share ½ and ½ each.

Addl. Dist. Sub-Registrar
Sig. II at Begusarai, D...

9/12/23

For SHELCON PROPERTIES PVT. LTD.
Director

AND WHEREAS as because the portion of land was unidentified in between deceased Baijnath Prasad and deceased Tarakeswar Prasad and the legal heirs of both the deceased persons belongs to same family they have decided to sale the entire property jointly to the intending party or parties part by part and the amount of sale proceeds of respective share will be shared among themselves proportionately on mutual understanding.

AND WHEREAS abovenamed Sri Chandeswar Prasad, Sri Rajeshwar Prasad and Sri Nageswar Prasad along with heirs of deceased son Tarakeswar Prasad Smt. Madhuri Devi (wife), Sri Vivek Prasad (son) jointly thereafter had transferred for valuable consideration and made over physical possession of all that piece or parcel of land measuring 9 Bighas out of that 5.68 Acres (2.68 Acres + 3 Acres), forming part of Plot No.194, recorded in Khatian No.44/1, situated within Mouza Baragharia, J.L. No.82, Pargana Patharghata, P.S. Matigara, District Darjeeling, unto and in favour of Smt. Sanjukta Saha daughter of Dr. Sandip Saha, by virtue of a registered sale Deed No. I-2507 out of that land measuring 2 Bighas, Smt. Tapashree Sanyal wife of Dr. Partha Sanyal, by virtue of a registered Sale Deed No.I-506, land measuring 3 Bighas, Smt. Lina Saha wife of Mr. Pulak Saha, by virtue of a registered Sale Deed No.I-2506 land measuring 1 bigha and Sri Tushar Kanti Chanda son of late Kalipada Chanda, by virtue of a registered Sale Deed No.I-505 land measuring 3 Bighas of land, all are registered in the Office of the A.D.S.R. Siliguri II at Bagdogra for the year 2005.

Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, D

9/12/14

For SHELCON PROPERTIES PVT. LTD.
Director



AND WHEREAS by virtue of aforesaid four separate Sale Deeds, being Document Nos.I-2507, I-506, I-2506 and I-505, abovenamed Smt. Sanjukta Saha, Smt. Tapashree Sanyal, Smt. Lina Saha and Sri Tushar Kanti Chanda, became the sole, absolute and exclusive owner of the aforesaid land total measuring 9 Bighas, having permanent, heritable and transferable right, title and interest therein.

AND WHEREAS abovenamed Smt. Sanjukta Saha, thereafter had transferred for valuable consideration and made over physical possession of all that piece or parcel of land measuring 2 Bighas, forming part of Plot No.194, recorded in Khatian No.44/1, situated within Mouza Baragharia, J.L.No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling, through her constituted Attorney of Sri Jayanta Dhar son of late Arun Chandra Dhar, vide G.P. No. 35 for the year 2005 registered in the office of D.S.R. Coochbehar, unto and in favour of Shelcon Properties Pvt. Ltd. By virtue of Sale Deed, being docuemtn No.I-4846, entered in Book No.I, Volume No.121, Pages 297 to 304, registered in the office A.D.S.R.Siliguri II at Bagdogra, for the year 2006.

AND WHEREAS on 13/05/2006 Smt. Tapashree Sanyal, thereafter had transferred for valuable consideration and made over physical possession of all that piece or parcel of land measuring 42 kathas 5 chhataks 27 sq.ft. or 0.70 Acres out of the aforesaid land measuring 3 Bighas, forming part of Plot No.194, recorded in Khatian No.44/1, situated within Mouza Baragharia,

Seal of the Additional District Sub Registrar of Siliguri-II at Bagdogra
Addl. Dist. Sub-Registrar
Sig. II at Bagdogra

For SHELCON PROPERTIES P. LTD.
Director

J.L.No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling, through her constituted Attorney of Sri Jayanta Dhar son of late Arun Chandra Dhar, vide G.P. No. 34 for the year 2005 registered in the office of D.S.R. Coochbehar, unto and in favour of Shelcon Properties Pvt. Ltd. By virtue of Sale Deed, being docuemtn No.I-4847, entered in Book No.I, Volume No.121, Pages 305 to 312, registered in the office A.D.S.R.Siliguri II at Bagdogra, for the year 2006.

AND WHEREAS on 13/05/2006 Smt. Lina Saha, thereafter had transferred for valuable consideration and made over physical possession of all that piece or parcel of land measuring 1 Bigha, forming part of Plot No.194, recorded in Khatian No.44/1, situated within Mouza Baragharia, J.L.No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling, through her constituted Attorney of Sri Jayanta Dhar son of late Arun Chandra Dhar, vide G.P. No. 94 for the year 2005 registered in the office of A.D.S.R. Contel 1, P. Medinipur, unto and in favour of Shelcon Properties Pvt. Ltd. By virtue of Sale Deed, being document No.I-4848, entered in Book No.I, Volume No.121, Pages 313 to 320, registered in the office A.D.S.R.Siliguri II at Bagdogra, for the year 2006.

AND WHEREAS on 13/05/2006 Sri Tushar Kanti Chanda, thereafter had transferred for valuable consideration and made over physical possession of all that piece or parcel of land measuring 0.2790 Acres out of the aforesaid land measuring 3 Bighas, forming part of Plot No.194, recorded in Khatian No.44/1,

Addl. Dist. Sub-Registrar
Sub-Registrar Kurseong, Dt. Darjeeling

9/12/19

For SHELCON PROPERTIES PVT. LTD.
Director



situated within Mouza Baragharia, J.L.No. 82, Pargana Patharghata, P.S. Matigara, in the District of Darjeeling, through her constituted Attorney of Sri Jayanta Dhar son of late Arun Chandra Dhar, vide G.P. No. 36 for the year 2005 registered in the office of D.S.R. Coochbehar, unto and in favour of Shelcon Properties Pvt. Ltd. By virtue of Sale Deed, being docuemtn No.I-4849, entered in Book No.I, Volume No.121, Pages 321 to 330, registered in the office A.D.S.R.Siliguri II at Bagdogra, for the year 2006.

III) AND WHEREAS by virtue of the aforesaid five separate Sale Deeds, being document Nos. I- 3073 for the year 2004, I-4846, I-4847, I-4848 and I-4849 for the year 2006, abovenamed Shelcon Properties Pvt. Ltd., (The Vendor of these present) became the sole, absolute and exclusive owner of the aforesaid land altogether measuring 7.349 Acres out of that 5.38 acres bearing Plot No. 190 and 1.969 Acres bearing part of Plot No.194, having permanent, heritable and transferable right, title and interest therein.

AND WHEREAS the vendor has now firmly and finally decided to sell and have offered for sale to the purchasers all that piece or parcel of land measuring 8.37 kathas out of the aforesaid land, more particularly described in the Schedule given hereinunder, for a consideration of Rs.14,00,000.00 (Rupees fourteen lac) only.

Additional District Sub-Registrar
Sub-Registrar of Siliguri
Siliguri, Darjeeling

Addl. Dist. Sub-Registrar
Sub. Registrar Siliguri, Dt. Darjeeling

9/12/15

For SHELCON PROPERTIES PVT. L
Director



AND WHEREAS the Purchasers being in need of land in that area, have agreed to purchase the said land measuring 8.37 kathas, more particularly described in the Schedule given hereinunder for a consideration of Rs.14,00,000.00 (Rupees fourteen lac) only, considering it to be the prevailing market price, free from all encumbrances and charges whatsoever.

NOW THIS INDENTURE WITNESSES AS FOLLOWS:-

That in pursuance of the said offer and acceptance and also in consideration of Rs.14,00,000.00 (Rupees fourteen lac) only paid by the purchasers to the Vendor, the receipt whereof the Vendor does hereby acknowledge and grants full discharge to the purchasers from the payment thereof, the Vendor does hereby grant, assign, convey and transfer unto the Purchasers the aforesaid land as fully described in the Schedule below and also makes over khas and peaceful possession thereof to the Purchasers together with all rights, including all liberties, privileges, easement, appendices, appurtenances whatsoever belonging to or in any manner appertaining thereto as absolute estate right, title and interest and unto and upon the land hereby conveyed, expressed or intended so to be TO HAVE AND TO HOLD the same subject to the payment of rents etc to the Superior Landlord the State of West Bengal.

Additional District Sub Registrar of Siliguri at Bagdogra
Dist. Darjeeling

Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, Dt. Darjeeling

For SHELCON PROPERTIES PVT. LTD.

Director



And the Vendor does hereby covenant with the Purchasers that the right, title and interest in the land as fully described in the Schedule below and which the Vendor does hereby transfer subsist and the Vendor has good power and full authority to transfer the land hereby conveyed, expressed or intended so to be unto the Purchasers in the manner aforesaid.

IT IS FURTHER DECLARED that there exist no charge, mortgage, attachment or any other encumbrances whatsoever upon the said land hereby transferred, expressed or intended so to be or any part thereof at the time of the execution of this Deed and in the even of discovery of any such charge, mortgage or attachment or any other encumbrances whatsoever, the Vendor shall be liable to compensate the Purchasers for the loss or injury that the Purchasers may sustain in consequence thereof.

THE VENDOR FURTHER DECLARES that if for any defect in title or any act done or suffered to be done in any way with respect to the scheduled land hereby conveyed, expressed or intended so to be by these presents, the Purchasers is deprived of possession or enjoyment of the aforesaid land or any part thereof the Vendor shall be liable to refund to the Purchasers full or proportionate part of the consideration money as the case may be, together with interest at the rate of 12% per annum from the date of dispossession or deprivation and shall also be liable for adequate compensation for any loss or injury attending thereto to be sustained by the Purchasers.

Seal of the Additional District Sub Registrar of Siliguri-II at Bagdogra Dist. Darjeeling

Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, Dt. Darjeeling

07/12/19

For SHELCON PROPERTIES PVT. LTD. Director

THE VENDOR FURTHER DECLARES that the entire land forming subject matter of these presents is and was in the khas actual and physical possession of the Vendor on the date of these presents.

## S C H E D U L E

All that piece or parcel of vacant land measuring 8.37 kathas, in Mouza Baragharia appertaining to and forming part of R.S. Plot No.68, L.R. Plot No.190, land measuring 1.55 kathas and R.S. Plot No.71, L.R. Plot No.194, land measuring 6.82 kathas, altogether 8.37 kathas, recorded in Khatian No.448 (L.R.), 27 (R.S.), J.L. No. 82, Sheet No.1, within the jurisdiction of P.S. Matigara, Pargana – Patharghata. District Darjeeling. The said land is situated in Gram Panchayat Area.

The said land is bounded and butted as follows:-

North : Land of Vendor sold to-day to Afsari Khatun.

South : Land of Vendor.

East : Land of Gyan Jyoti College.

West : Land of Vendor sold to-day to Sri Uttam Chhetri.

Joint Dist. Sub-Registrar
Sub-Divisional Office, Darjeeling

IN WITNESS WHEREOF the Vendor does hereunto set and subscribe his hand on this deed on the day, month and year first above written.

WITNESSES:-

1. Kartick Roy
S/o Lt. Satya Ranjan Roy
South Babupara, Siliguri
P.O. Siliguri, Town,
P.S. Siliguri
Dt. Darjeeling.

2. Sajal Saha.
S/o Sankar Saha.
Rabindra Nagar
P.O. Rabindra Sarani
Siliguri, Dist. Darjeeling.

For SHELCON PROPERTIES PVT. LTD.

Director

VENDOR

Drafted by me and
typed in my office.

(SUJIT KR. RAHA)
Advocate/Siliguri.
Enrolment No.WB-699/87

Addl. Dist. Sub-Registrar
Siliguri Jorebungalow, Dt. Darjeeling

9/12/17

# EXECUTANT SHEET

| | | THUMB | FORE FINGER | MIDDLE FINGER | RING FINGER | LITTLE FINGER |
|---|---|---|---|---|---|---|
|  | LEFT HAND | | | | | |
| | RIGHT HAND | | | | | |

For SHELCON PROPERTIES PVT. LTD.

Director

For SHELCON PROPERTIES PVT. LTD.

Signature

Director

# CLAIMENT SHEET

| | | THUMB | FORE FINGER | MIDDLE FINGER | RING FINGER | LITTLE FINGER |
|---|---|---|---|---|---|---|
| PHOTO | LEFT HAND | | | | | |
| | RIGHT HAND | | | | | |

Signature

Addl. District Sub-Registrar
Siliguri, Dt. Darjeeling

9/12/14

Finger Prints of Prahlad Jaiswal Prahlad Jaiswal

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

Prahlad Jaiswal
Signature

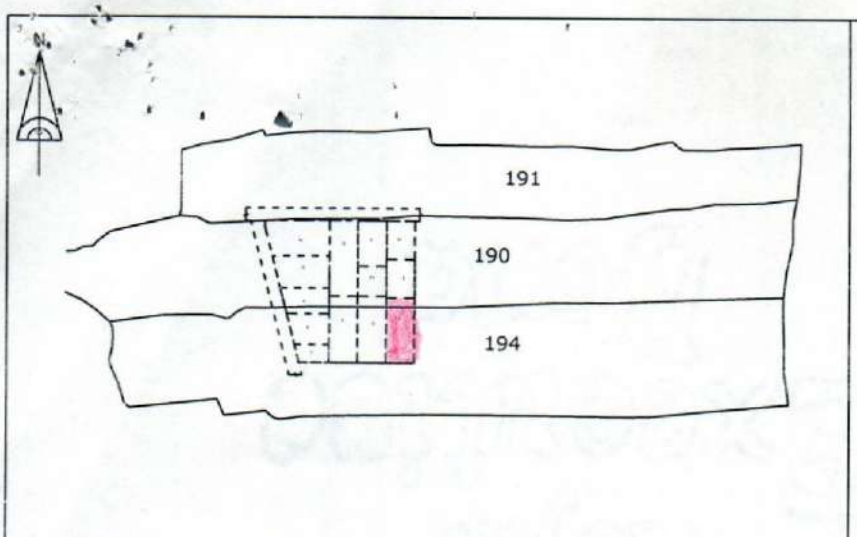
Bharati Jaiswal

Finger Prints of Bharati jaiswal

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

Bharati jaiswal
Signature

Additional District Sub-Registrar of Siliguri at Bagdogra, Dist. Darjeeling
Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, Dt. Darjeeling
9/12/14




PART TRACE MAP OF MOUZA BARGHARIA, J.L.NO.82, SHEET NO.1. P.S. MATIGARA, DIST. DARJEELING.SCALE :- 16"=1MILE. PROPOSED PLOT SHOWN

**NAME OF PURCHASER:-**
1) SRI PRAHLAD JAISWAL
S/O. LATE RAMABTAR JAISWAL
2) SMT. BHARTI JAISWAL
W/O. SRI PRAHLAD JAISWAL
RESIDING AT SIBAJI NAGAR,
CHAMPASARI, SILIGURI,
P.O. & P.S.- PRADHANNAGAR,
DIST.- DARJEELING.

NAME OF THE VENDOR :-
SHELCON PROPERTIES PVT. LTD.
REGD. OFFICE AT HILLCART ROAD,SILIGUR
REPRESENTED BY ITS DIRECTOR :-
SRI DEBABRATA SARKAR.
S/.0 LATE. BHABATARAN SARKAR.
RESIDING AT " VINAYAK APARTMENT",
PRADHANNAGAR, SILIGURI,
P.O. & P.S. PRADHAN NAGAR,
DIST. DARJEELING.

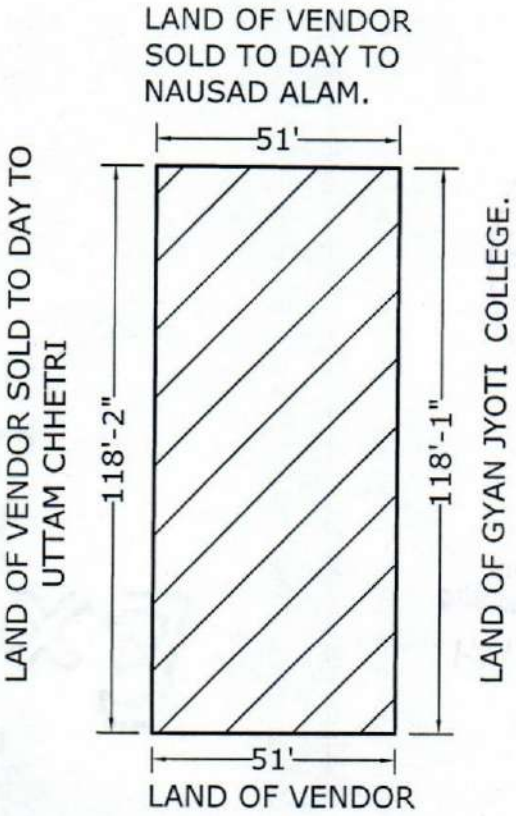
N

AREA STATEMENT

| KHATIAN NO | | PLOT NO | | AREA |
|---|---|---|---|---|
| R.S. | L.R. | R.S. | L.R. | IN KATHA |
| | 448 | 68 | 190 | 1.55 |
| | | 71 | 194 | 6.82 |
| | | TOTAL | | 8.37 |

LAND SHEDULE :-
MOUZA :- BARGHARIA.
J.L.NO. :- 82
SHEET NO. :-1
PLOT NO. :-R.S. 68, & L.R.190
R.S. 71, & L.R.194
KHATIAN NO. :- L.R.- 448
PARGANA :- PATHARGHATA.
P.S. :- MATIGARA.
DIST. :- DARJEELING.

**AREA OF LAND :- 8.37 KATHA**




For SHELCON PROPERTIES PVT. LTD.
Director

SIGNATURE OF THE VENDOR.

DRAWN BY:-

M. Acharya
Surveyor
(Regd. No. 15414/11)
Subhaspally, Siliguri

SITE PLAN
SCALE :- 1"=40'
PROPOSED PLOT SHOWN

Addl. Dist. Sub-Registrar
Sig. II at Bagdogra, Dt. Darjeeling
09/12/14

# Government Of West Bengal
## Office Of the A.D.S.R. BAGDOGRA
## District:-Darjeeling

**Endorsement For Deed Number : I - 00682 of 2015**

**(Serial No. 11383 of 2014 and Query No. 0403L000024594 of 2014)**

**On 09/12/2014**

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

Presented for registration at 21.02 hrs on :09/12/2014, at the Private residence by Debabrata Sarkar ,Executant.

**Admission of Execution(Under Section 58,W.B.Registration Rules,1962)**

Execution is admitted on 09/12/2014 by

1. Debabrata Sarkar
   Director, Shelcon Properties Pvt. Ltd., Hill Cart Road, Thana:-Siliguri, District:-Darjeeling, WEST BENGAL, India.
   , By Profession : Business

Identified By Kartick Roy, son of Lt. S R Roy, Babupara, Thana:-Siliguri, P.O. :-Siliguri, District:-Darjeeling, WEST BENGAL, India, By Caste: Hindu, By Profession: Others.

**On 18/12/2014**

**Certificate of Market Value(WB PUVI rules of 2001)**

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs.-19,78,851/-

Certified that the required stamp duty of this document is Rs.- 98943 /- and the Stamp duty paid as: Impresive Rs.- 5000/-

**On 27/01/2015**

**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 : 23 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs.10/-

**Payment of Fees:**

Amount By Cash

Rs. 21758.00/-, on 27/01/2015

( Under Article : A(1) = 21758/- on 27/01/2015 )

**Deficit stamp duty**

Deficit stamp duty Rs. 93943/- is paid , by the draft number 071118, Draft Date 26/11/2014, Bank : State Bank of India, HAKIMPARA (SILIGURI), received on 27/01/2015

( Kaushik Ray )
A.D.S.R. Siliguri-II at Bagdogra

**( Kaushik Ray )**
**A.D.S.R. Siliguri-II at Bagdogra**

Seal of the Additional District Sub Registrar of Siliguri-II at Bagdogra, Dist. Darjeeling

*Certificate of Registration under section 60 and Rule 69.*

**Registered in Book - I**
**CD Volume number 4**
**Page from 2499 to 2517**
**being No 00682 for the year 2015.**

**(Kaushik Ray) 12-February-2015**
**A.D.S.R. Siliguri-II at Bagdogra**
**Office of the A.D.S.R. BAGDOGRA**
**West Bengal**

Additional District Sub Registrar of Siliguri-II at Bagdogra
অতিরিক্ত জিলা সাব রেজিস্ট্রার, শিলিগুড়ি-২, (বাগডোগরা)
Seal of the ★ জিলা ★ District Darjeeling