



STAMP AFFIXED BY

STAMP SUPERINTENDENT,  
CALCUTTA COLLECTORATE

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7/19/81 1698

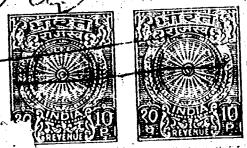
Addressed to  
W.B.R. 1855  
Schedule Part 23

Process fee in Court fee Stamp.

Rs 3-50

A 469-50  
J 50-  
M 35-  
W 4-  
N 1-20  
549-70  
J 50-  
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71-

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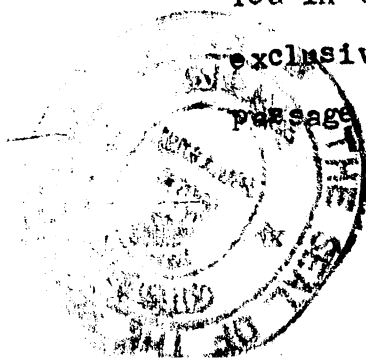
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THIS INDENTURE made this 7<sup>th</sup> day of September One thousand nine hundred and eighty-one BETWEEN SRIMATI ALOKA RANI MITRA, wife of Tapan Kumar Mitra residing at No.34, Shampukur Street in the town of Calcutta by caste Hindu by occupation Grihasthali hereinafter called "the VENDOR" (which term or expression shall unless excluded by or repugnant to the context mean and include her heirs executors administrators and representatives) of the ONE PART AND SRIMATI KRISHNA DUTTA, wife of Alok Kumar Dutta residing at No.19, Bose Para Lane in the town of Calcutta by caste Hindu by occupation Service hereinafter called "the PURCHASER" (which term or expression shall unless excluded by or repugnant to the context mean and include her heirs executors administrators representatives and assigns of the OTHER PART.

WHEREAS the Vendor is absolutely seized and possessed of or otherwise well and sufficiently entitled to all that two -- storied brick built buildings and the brick built structures with tiled roof together with the piece or parcel of partly Ravati Mekarari and partly Ravati Shitiben land in permanent transferable heritable

heritable right and on part whereof the same are erected and built containing by estimation an area of 1 Bigha 2 Cottahs 6 Chittacks and 5 Sq.ft. more or less situate and lying in the District of 24 Parganas Police Station and Sub-Registration Office Barasat Touzi No.146 J.L.No. 45 Mouza Doharia Khatian No.542 C.S.Dag Nos.717 (portion) now recorded in Holding under Khatian No.542 Jamabandi (Karcha) No.275 C.S.No.717 and fully described in the -- Schedule hereunder written and delineated in the map or plan herein annexed and enclosed with red border (hereinafter called "the said Premises") AND WHEREAS the Vendor has let out a portion of the said premises AND WHEREAS the Vendor has agreed with the Purchaser for the absolute sale to her all that two storied brick built building and the brick built structures with tiled roof and the inheritance thereof in fee simple in possession free from encumbrances and easements containing by estimation an area of 1 Bigha 2 Cottahs 6 Chittacks and 5 Sq.ft. and fully described in the Schedule hereunder written and delineated in the map or plan hereto annexed and therein enclosed with red border together with the right to use the 7'6" (seven feet six inches) wide common passage leading from the -- Jessore Road, Calcutta and running towards west and coloured red in the map or plan hereto annexed and also with the exclusive right to use the 16' (sixteen feet' wide private passage leading from the said 7'6" common passage and --

running



running towards west and 6' feet wide private passage leading from the said 16' feet wide private passage and running towards south and coloured blue and yellow respectively in the map or plan hereto annexed for the sum of Rs.48,000/- (Rupees forty eight thousand) only NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of a sum of Rs.10,001/- (Rupees ten thousand and one) only paid by the Purchaser to the Vendor as an earnest money and in part payment of the said agreed price of as aforesaid and in consideration of a further sum of Rs.37,999/- (Rupees thirty seven thousand nine hundred ninety-nine) only of lawful money of the Union of India in hand and truly paid by the Purchaser to the Vendor at or before the execution of these presents making together the whole of the purchase money of Rs.48,000/- (Rupees forty eight thousand) only (the receipt whereof the Vendor doth hereby admit and acknowledge and of and from the same and every part thereof doth hereby release and for ever discharge the said Purchaser as also the said premises hereby intended to be conveyed) the said Vendor doth hereby indefeasibly grant transfer convey and assign unto the Purchaser free from all encumbrances and liabilities whatsoever All that two storied brick built building and brick built structures with tiled roof together with the piece or parcel of partly Rayati Mokerari and partly Rayati sthitiban land in permanent heritable right and on part whereof the same are erected and built containing by estimation an area of 1 Bigha 2 Cottahs 6 Chittacks 5 Sq.ft. more or less situate and lying in the District of 24 Parganas Police Station and Sub-Registration Office Barasat Touzi No.146 J.L.No.45 Mouza Doharia Khatin No.542 comprised in C.S.Dag No.717 now recorded in Holding under Khatian No. 542 Jamabandi (Karcha) No. 275 C.S.Dag No.717 and fully described

in the Schedule hereunder written and delineated in the map or plan hereto annexed and therein enclosed in red border (hereinafter for the sake of brevity referred to as "the said premises") together with the full right and liberty to have the right of way with or without horses, carts and carriages over the 7'6" (seven feet six inches) wide common passage coloured red and the 16' (sixteen feet) and 6' (six feet) wide private passage coloured blue and yellow respectively in the map or plan hereto annexed and exclusively -- belonging to the Purchaser to erect thereon pole for overhead electric and telephone cables, water pipes, drain pipes in the said 7'6" (seven feet six inches) wide common passage and 16' (sixteen feet) and 6' (six feet) wide private passages and to all other privileges which the said Vendor has over the said 7'6" wide common passage and 16' feet and 6' feet wide private passages to the use of the said Purchaser OR HOWSOEVER OTHERWISE the said messuage tenement land hereditament and premises or any part thereof now are or is or heretofore were or was situated tenanted butted and bounded called known numbered described or distinguished TOGETHER WITH all and singular the fittings fixtures structures outhouses edifices buildings walls yard compounds way path passages water courses tanks trees shrubs advantages or ancient or other lights easements commodities appendages and appurtenances whatsoever to the said hereditament and premises belonging to or in anyway appertaining thereto or known as part --

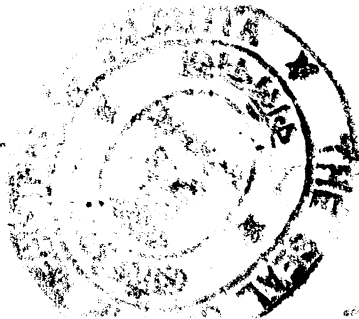
parcel



parcel or member thereof and the reversion and reversions remainder and remainders yearly monthly and other rents issues and profits thereof (hereinafter for the sake of brevity referred to as "the said premises") AND ALL the estate right title claim interest and demand whatsoever of the said Vendor of into upon and out of the said messuage tenement land hereditament and premises AND ALSO all deeds pottahs and evidences of title writings and muniments whatsoever relating to or concerning the same TO HAVE AND TO HOLD the same unto and to the use and behalf of the Purchaser absolutely and for ever AND the Vendor doth for herself covenant and agree to and with the said Purchaser THAT NOTWITHSTANDING any act deed matter or thing by the Vendor made done committed or knowingly permitted or suffered to the contrary the Vendor hath in herself good right and lawful and absolute authority by these presents to grant convey transfer and assure the said messuage tenement land hereditament and premises unto and to the use of the Purchaser in manner aforesaid AND THAT the Purchaser shall and may at all times hereafter peaceably hold and enjoy the said hereditament and premises and receive the rents issues and profits thereof without any interruption claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming through or in trust for her the Vendor AND that free and clear and clearly and absolutely acquitted exonerated and discharged from or by the Vendor and well and effectually saved defended kept harmless and indemnified of from and against all and all manner of former and other estates rights titles liens charges and encumbrances whatsoever created made done occasioned or suffered by the Vendor or any person or persons rightfully claiming or to claim through under or in trust

for her AND FURTHER that they the Vendor and all other person or persons having or claiming any estate right title interest use trust property claim or demand whatsoever of in to upon or out of the said hereditament and premises from through under or in trust for them or any one of them shall and will from time to time and at all times hereafter upon every reasonable request and at the costs and expenses of the Purchaser done executed and -- perfected all such further and other assurances acts deeds and things whatsoever for further and more perfectly conveying assuring or confirming the said hereditament and premises unto and to the use of the Purchaser for ever in manner aforesaid as by the Purchaser may be reasonably required AND the Vendor doth hereby agree and undertake to indemnify and keep indemnified the Purchaser and her estate and effects against all losses and damages which the Purchaser may suffer by reason of any defect in the Vendor's title of and in the said premises hereby intended to be conveyed or by reason of any encumbrances affecting the said premises AND it is lastly agreed upon by and between the parties hereto that the Purchaser shall at her own -- costs evict the tenants and the persons who are now in wrongful occupation of a portion of the land and building hereby conveyed and the Vendor shall give her all necessary assistance for evicting the said tenants and/or occupiers.

The Schedule



THE SCHEDULE ABOVE REFERRED TO :

ALL THAT brick built two storied building and brick built structures with tiled roof together with the piece or parcel of partly Mokarari and partly Rayati sthitiban land in permanent transferable heritable rights thereunto belonging and on part whereof the same have been erected and built and containing by estimation ONE BIGHA TWO COTTAHS SIX CHITTACKS FIVE SQUARE FEET be the same a little more or less and comprised in Touzi No.146 J.L. No.45 Mouza Doharia Village Madhyamgram Police Station and Sub-Registration Office Barasat in the District of 24 Parganas and consisting of the following cadestral plot and khatian :-

Portion of Cadestral Survey Plot No.717 Khatian No.542 now recorded in the present settlement as cadestral survey plot No.717 Jamabandi (Karcha) 275 Khatian No.542 with Rayati Mokarari interest .

The said pieces or parcels of land hereditament and premises are delineated in the map or plan hereto annexed and enclosed with red border and butted and bounded in the manner following, that is to say, on the NORTH, partly by 6' (six feet) private passage and partly by the land of Associated Porcelain Ltd., on the EAST, by C. S. Dag No.718, on the WEST, by the land of Associated Porcelain Ltd., and on the SOUTH, by C. S. Dag No.716.

IN WITNESS WHEREOF the Vendor hereto hath set and subscribed her hand and seal the day month and year first above written.

SIGNED SEALED AND DELIVERED

by the withinnamed Vendor at

Alaka Rani Mitra,

Calcutta in the presence of :

Iqbal Mittal Advocate, Calcutta High Court

Jagan Kumar Mishra

34 Shaanpukur St

Cal - 4

RECEIVED the day month and year first

above written of and from the within-

named Purchaser the sum of Rupees

eight

Forty-six thousand only being the con-

sideration money payable by her to me

under these presents.

Rs. 48,000/-  
only.

Alaka Rani Mitra

MEMO OF CONSIDERATION

By earnest money paid on 3.7.81	Rs 10,000/-
By Demand Draft No 04/RD 065279 dated 7.9.81 on State Bank of India,	Rs 35,000/-
By cheque No SB 505856 dated 7.9.81 on State Bank of India	Rs 2,999/-
<b>Total</b>	<b>Rs 48,000/-</b>

Rupees forty eight thousand only  
Alaka Rani Mitra.

Witness

Iqbal Mittal Advocate

Jagan Kumar Mishra

34 Shaanpukur St



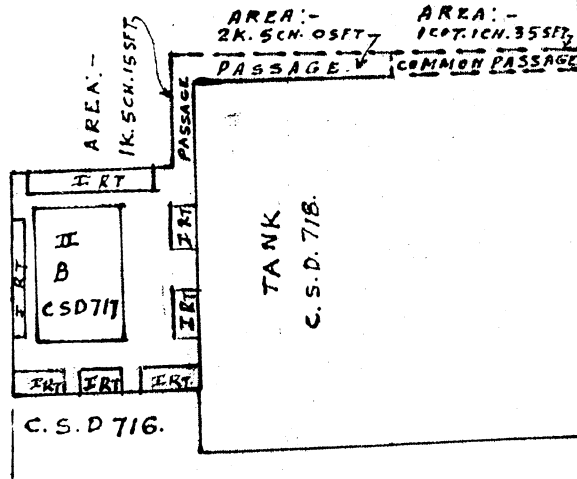


PLAN OF,  
PART OF C.S. DAG NO. 717. KHATIAN No. 839 & 542.  
MOUZA:- DOHARIA. P.S. BARASAT. DIST:- 24 PARGANAS.  
SCALE:- 100'-0" = 1" INCH.  
AREA:- 1B. 2K. 6CH. 5SFT.



LAND OF ASSOCIATED PORCELAIN LTD.

LAND OF ASSOCIATED PORCELAIN LTD.



Shri P. Kanti Pal...

PLAN OF

PART OF C.S. DAG NO. 717. KHATIAN NO. 839 & 542

MOUZA: - DOHARIA. P.S. BARASAT. DIST. - 24 PARAGANAS

SCALE: - 100'-0" = 1" INCH.

AREA: - 16 2K. 6CH. 55ST.

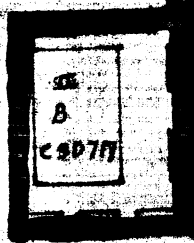
LAND OF ASSOCIATED PORCELAIN LTD.

LAND OF ASSOCIATED PORCELAIN LTD.

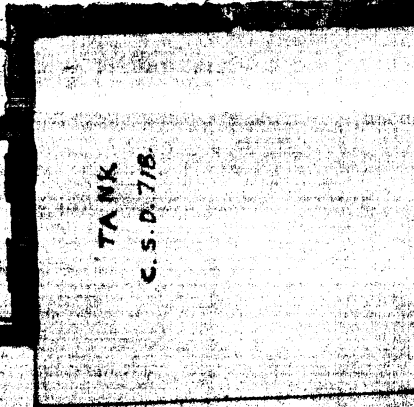
AREA: -  
1K. 5CH. 15ST.

AREA: -  
2K. 5CH. 95ST.

AREA: -  
1KPT. 1CH. 35ST.



C.S.D. 716.



TANK  
C.S.D. 718.

JESSORE ROAD

Shakha Kona Milsa

Presented for registration at  
on the 9th day of  
at the office of the  
by



Presented for registration at  
on the 9th day of  
at the office of the  
by

2-30/11

Aloka Rani mitra  
The Exponent

Aloka Rani Mitra

~~Department of~~

998

by Alok Rani Mitra  
W/o Tapan Kumar  
Mitra of 34, Sham-  
Puram, Cal.  
Hindu, housewife.

Aloka Rani Mitra

by Ramal Mitra Advocate High Court, Calcutta

by Ramal Mitra  
Advocate, High  
Court, Cal.

where the provisions of the  
Act are dispensed with

998



~~CONFIDENTIAL~~

9-987