P 07682 I 06237

भारतीय गैर न्यायिक

Rs 20000 रु

बीस हज़ार रुपये

RUPEES

20000

रुपये

INDIA NON JUDICIAL

02CC 482972

220,000

22050

M.V. – 625000/-

P. Yadav.

2374

23444

2409.00

A – 2409/-
E – 7/-
E – 7/-
H – 28/-
MEW – 4.00

2455.00

2455/-

Sundar Naskar.

Dist. Sub-Registrar-III
Alipore South 24 Parganas

25/11/04

Sub Registrar
Alipore South 24 Parganas

25/11/04

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this the 30th day of September, Two Thousand Three **BETWEEN SRI SUNDAR NASKAR**, son of late Anukul Naskar, by religion – Hindu, by occupation – Service, residing at Kolkata Municipal Corporation Premises No. 1400,

Cotnd. ---- P/2

No. 23087

Sold to Prabir Paul and Another

of 5, Priya Nath Ghosh Road

Santoshpur Kol-75

Calcutta Collectorate,
Treasury.

Date 19. 9. 03

1- 20,000
2- 2000
1- 50

Fees for Registration at
12-20 P.M. A.D. 22 on the 30th
Sep. 2003
Sub-Registrar Office
South 24 Parganas by Sundar Naskar

Sundar Naskar.

Bhattacharya
Addl. Sub-Registrar-III
Alipore South 24 Parganas
30/9/04

Name Sundar Naskar
S/o. W/o. D/o Lt. A. Naskar
of 1 Aro Mukundapur
Kol - 75
Dist South 24 Parganas
by Caste Hindu/Muslim
by Profession Service

Sundar Naskar.

8589

Sushil Naskar
S/o Late Anakul Naskar
43A Barakhola Krishak
Kol 99 Samity
Business

To

Name Sushil Naskar
S/o. W/o. D/o Lt. Anakul Naskar
of 43A Barakhola
Krishak Samiti
Dist South 24 Parganas Kol-99.
by Caste Hindu/Muslim
by Profession Business

Bhattacharya
Addl. Sub-Registrar-III
Alipore South 24 Parganas

30/9/04

1000Rs.

INDIA NON JUDICIAL

१000रु. Rs 1000

सत्यमेव जयते

भारत

एक हज़ार रुपये ONE THOUSAND RUPEES

Sundar Nayar. S. Nayar.

Mukundapur, Kolkata – 700 078 and Postal Address No. 43/A, Barakhola Krishak Samity, P.O. – Kalikapur, Kolkata – 700 078, at present Kolkata-99 Police Station then at Kasba at present Purba Jadavpur, in the District of South 24 Parganas, hereinafter called and referred to as the **"VENDOR"** (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns) of the **"ONE PART"**.

Sundar Nayar.

A N D

(1)**SRI PRABIR PAUL**, son of Sri Surja Kumar Paul, by religion – Hindu, by occupation – Service and (2) **SMT. SHIKHA PAUL**, wife of Sri Prabir Paul, by religion – Hindu, by occupation – Service, both are residing at

Contd. ---- P/3

Contd. ---- P/6

Ch. No. 23087

Sold to Prabir Paul and Another

of 5, Priya Nath Ghosh Road, Santoshpur Kol-75

Calcutta Collectorate,
Treasury.

Treasurer

Date 19.9.03

1- 20,000
2- 2000
1- 50
22,050/-

Sd

Sura

85.

Sush

S/O Lo

43A B.

Kol

Bus

Dist. Sub-Registrar-III
Alipore South 24 Parganas

30-9-03

1000Rs.

INDIA NON JUDICIAL

१000रु.

Rs 1000

सत्यमेव जयते

भारत

एक हज़ार रुपये ONE THOUSAND RUPEES

5, Priya Nath Ghosh Road, Santoshpur, Kolkata – 700 075, Police Station then Kasba at present Purba Jadavpur, in the District of South 24 Parganas, hereinafter jointly called and referred to as the **"PURCHASERS"** (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their heirs, executors, administrators, legal representatives and assigns) of the **"OTHER PART"**.

Sundar Nawar.

WHEREAS one East Santoshpur Housing Co-operative Society Ltd. having it's registered office at 8B, Mahim Halder Street, of Police Station – Bhabanipur, Kolkata – 700 026, incorporated and/or registered under the Society Registration Act, vide Registration No. 115/Kol/69 dated

Contd. ---- P/4

Contd. ---- P/6

No. 23087

Sold to Probir Paul and Another

of 5, Priyanath Ghosh Road,

Santoshpur Kol-75

Calcutta Collectorate,
Treasury.

Date 19.9.03

1- 20,000
2- 2000
1- 50
22,050/-

Dist. Sub-Registrar-III
Alipore South 24 Parganas

30-9-03

50 Rs.

21.06.1969, represented by it's Managing Director namely Sri Ajit Bhusan Dutta Roy, son of Late Upendra Kishore Dutta Roy and the then Chairman of the said Company namely Sri Ashim Kumar Bose, son of Sri Kishori Mohan Bose and also the then Secretary of the said company namely Smt. Binita Dhar, wife of Sri Anil Dhar of the said company under the aforesaid name and style of "EAST SANTOSHPUR HOUSING CO-OPERATIVE SOCIETY LTD." and others 140 separate individual the then purchasers, purchased the separate plots of land through separate registered deed of conveyance on different dates and became the original owner of the total land measuring about 69 Bighas be the same a little more or less by way of the aforesaid separate registered Deed of Conveyances from the then separate owners, which was duly executed

Sundar Nawar.

Contd. ---- P/5

Contd. ---- P/6

Ch. No. 23087

Sold to Probir Paul and Another

of 5, Priyanath Ghosh Road

Santoshpur Kol-75

Calcutta Collectorate,
Treasury.

Signature

Date 19.9.03

1- 20,000
2- 2000
1- 50
22,050/-

Addl. Sub-Registrar-III
Alipore South 24 Parganas
30-9-03

and registered in the different registered office such as District Registered office at Alipur, Sub-Registrar office at Alipur and also at Sub-Registrar office at Behala by way of the said purchase from the then owners hereinbefore stated.

AND WHEREAS subsequently while the aforesaid East Santoshpur Housing Co-operative Society Ltd. and others were sufficiently seized and possessed the same it has been found that more or less 50 nos. of Cultivators were in possession of the said total land, who formed a Krishak Samity under the name and style of Barakhola Krishak Sammilani for the purpose of administrations of the said property.

AND WHEREAS subsequently the aforesaid original individual owners of the aforesaid total land measuring about 69 Bighas be the same a little more or less after purchasing the aforesaid property by way of the said separate registered deed of conveyances on the different dates jointly and amicably formed a Samabay Samity as East Santoshpur Housing Co-operative Society Ltd. for the purpose of further development activities of the said Samabay Samity and accordingly registered the aforesaid society according to the West Bengal Samabay Samity Registration Act and started to administrar the same according to the said Act and started negotiation with the said Krishak Samity namely said Barakhola Krishak Sammilani through the said Co-operative Society in respect of different disputes for the aforesaid property morefully described in the Schedule "A" hereinbelow including the other properties but ultimately the different disputes have been newly cropped up and no settlement has been negotiated between the aforesaid Krishak Samity and the said Co-operative Society Ltd.

Sundar Nayar.

Contd. ---- P/6

Dist. Sub-Registrar-III
Alipore South 24 Parganas

AND WHEREAS Accordingly the aforesaid East Santoshpur Housing Co-operative Society Ltd. as a plaintiff thereon instituted a Title suit, being Title suit No. 214 of 1977, in the first Court of Munshief at Alipur, in the year 1977, against the aforesaid Barakhola Krishak Samity, for the purpose of settlement of the said disputes arises between the aforesaid Krishak Samity and the said East Santoshpur Housing Co-operative Society Ltd.

AND WHEREAS subsequently while the aforesaid Title suit, being Title suit no. 214 of 1977 was in progress, by the interference of the common friends, the aforesaid disputes has been amicably settled and accordingly both the aforesaid parties of the said Suit being agreed to amicable partition of the said property were filed a compromise petition after mutual and amicable settlement of the proper demarcation of the aforesaid land and in respect of the area of the said plots in between themselves before the said first Court of Munshief at Alipur, by which the aforesaid first Court of Munshief at Alipur passed a Decree in respect of the aforesaid solenama based on the aforesaid compromise petition filed by the aforesaid plaintiffs and the said diffendents of the said Title suit, being Title suit No. 214 of 1977, and accordingly the said suit was Decreed on the solenama and dismissed accordingly by way of the said Decree passed by the said Learned first Munshief Court at Alipur, whereby the aforesaid East Santoshpur Housing Co-operative Society Ltd. accepted the aforesaid member of the said Barakhola Krishak Sammilani as a member inside the said Co-operative Society Ltd. and accordingly the Vendor herein namely Sri Sundar Naskar is one of the aforesaid member of the said Barakhola Krishak Samity, has been

Sundar Naskar.

Contd. ---- P/7

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included also as a member of the said East Santoshpur Housing Co-operative Ltd. according to the said Decree passed by the aforesaid Learned Court.

AND WHEREAS Accordingly it has been mutually and amicably settled between the said membersof the aforesaid East Santoshpur Housing Co-operative Society Ltd. that the aforesaid Co-operative Society Ltd. shall decide whatsoever and agreed to provide the portion of land from their purchased property to the different members through separate registered deed of conveyances according to their wish to the said members of the Krishak Samity who have already included as members of the Co-operative Society Ltd., under terms and conditions that the members of the said Co-operative Society agreed to accept the aforesaid plots of land whatsoever provided by the said Co-operative Society Ltd. and accordingly the said Managing Director, Secretary and the said Chairman of the said East Santoshpur Housing Co-operative Society Ltd. started to sign and execute and registered the separate registered deed of conveyances in favour of the said members of the said Society through separate registered Deed of Conveyances on behalf of the said Co-operative Society for the separate demarcation as well as transfer of ownership of the said plots of land in favour of the said members of the said Society by making several small plots of land for the different intending members of the said co-operative society ltd. comes from the aforesaid Krishak Samabay Samity Ltd.

Sundar Naskar.

AND WHEREAS Accordingly the Vendor i.e. the party of the one part herein namely Sri Sundar Naskar was one of the such member of the aforesaid East Santoshpur Housing Co-operative Society Ltd. came from

Contd. ---- P/8

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South 24 Parganas Alipore

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Alipore South 24 Parganas

the said Barakhola Krishak Samity, got the separate demarcated portion of land from the aforesaid East Santoshpur Housing Co-operative Society Ltd. the total land measuring about 5 Cottahs 10 Chattaks 12 sft. be the same a little more or less without road, under the Mouza – Barakhola, J. L. NO. 21, District Collectorate Touzi No. 159, 169, 206, 210 and Re. Sa. No. 40, under R. S. Dag No. 120 of R. S. Khatian No. 154, 162, 170, being Plot No. 43A of the aforesaid Barakhola Mouza of the said co-operative Housing Society Ltd. including the easements rights and benefits of the 30' wide Roads which is at present within the Jurisdiction of Kolkata Municipal Corporation, under Ward No. 109, under Assessee No.31-109-07-1400-8 and being K.M.C. Premises No. 1400, Mukundapur, Kolkata – 700 078 morefully described in the Schedule "A" hereinbelow by way of the separate registered deed of conveyance dated 14.08.1980.

Sundar Nayar.

AND WHEREAS the aforesaid registered deed of conveyance dated 14.08.1980 has been duly executed and registered in the office of the District Sub-Registrar office at Alipur, South 24 Parganas and duly recorded in Book No. I, Volume No. 318, Pages No. 198 to 202, Being no. 11795, for the year 1989.

AND WHEREAS subsequently while the aforesaid vendor i.e. the party of the one part herein was sufficiently seized and possessed and enjoying the said total property, being total land measuring about 5 Cottahs 10 Chattaks 12 sft. be the same a little more or less morefully described in the Schedule "A" hereinbelow it has been found that through oversight and bonafide typographical mistake has been cropped up in the aforesaid registered deed of conveyance dated 14.08.1980, which was duly

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Alipore South 24 Parganas

registered as Deed No. 11795 for the year 1989, through oversight that the father's name of the present vendor has been wrongly written as Sitanath Naskar instead of the actual name Anukul Naskar by mistake and also in the first page at the last line of the said registered deed the ward Mouza Barakhola Gram should be inserted after the ward "Touzi's Adhin" has been omitted through oversight and bonafide mistake and accordingly the said East Santoshpur Housing Co-operative Society Ltd. through their aforesaid Managing Director namely Ajit Bhusan Dutta Roy, subsequent Chairman Smt. Binita Dhar and the subsequent Secretary Sri Ranjit Kumar Ghosh, son of Late Satish Chandra Ghosh, subsequently executed and registered a deed of rectification/ declaration on 10.02.1992, which was duly executed and registered in the office of the District Sub-Registrar office at Alipur, South 24 Parganas and duly recorded in Book No. I, Volume No. 64, Pages No. 52 to 56, Being No. 3488 for the year 1992.

Sundar Naskar.

AND WHEREAS subsequently while the aforesaid Sri Sundar Naskar, the Vendor i.e. the party of the one part herein was sufficiently seized and possessed and enjoying the said total property, being total land measuring about 5 Cottahs 10 Chattaks 12 sft. be the same a little more or less morefully described in the Schedule "A" hereinbelow mutated his name with the records of then Calcutta now Kolkata Municipal Corporation, under Assessee No. 31-109-07-1400-8 and being Kolkata Municipal Corporation Premises No. 1400, Mukundapur, Kolkata – 700 078 and started enjoying the same by paying taxes thereof.

AND WHEREAS subsequently while the aforesaid Sri Sundar Naskar the Vendor i.e. the party of the one part herein, while was sufficiently seized

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and possessed and enjoying the said total property, being total land measuring about 5 Cottahs 10 Chattaks 12 sft. be the same a little more or less together with the tile shade chitabera structure standing thereon in a portion of the said land morefully described in the Schedule "A" hereinbelow free from all encumbrances due to urgent need of money declare to sale a portion out of the said land measuring about 2 Cottahs 12 Chattaks 0 sft. be the same a little more or less from the Western side or portion out of the said total land together with the tile shade chitabera structure standing thereon along with all easements rights and benefits of the said land morefully described in the Schedule "B" hereinbelow, being portion of Plot No. 43A, under Mouza Barakhola, J. L. No. 21, Re. Sa. No. 40, being portion of R. S. Dag No. 120 of R. S. Khatian No. 154, 162 & 170, under portion of K.M.C. Premises No. 1400, Mukundapur, Kolkata – 700 078 out of the aforesaid "A" schedule property hereunder written at an for a total consideration price of Rs. 2,20,000/- (Rupees Two Lacs Twenty Thousand) only being the highest market price of the locality.

Sunder Nawar.

AND WHEREAS Accordingly the purchasers, the party of the other part herein being agreed to purchase the aforesaid portion of land measuring about 2 Cottahs 12 Chattaks 0 sft. be the same a little more or less from the Western side along with all easements rights and benefits of Roads and other benefits together with tile shade chitabera structure standing thereon morefully described in the Schedule "B" hereinbelow, out of the aforesaid total land measuring about 5 Cottahs 10 Chattaks 12 sft. be the same a little more or less morefully described in the Schedule "A" hereunder written at an for a total consideration price of Rs. 2,20,000/-

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(Rupees Two Lacs Twenty Thousand) only entered into an agreement for sale on 18.07.2003 for the purpose of purchasing the aforesaid property in question.

AND WHEREAS Accordingly the purchasers i.e. the party of the other part herein have paid the entire consideration amount, amounting to Rs. 2,20,000/- (Rupees Two Lacs Twenty Thousand) only to the Vendor herein time to time as per Memo of Consideration hereunder written.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement dated 18.07.2003 and in consideration of the said sum of Rs. 2,20,000/- (Rupees Two Lacs Twenty Thousand) only paid to the Vendor well and truly by the purchasers on or before the execution of these presents (the receipt whereof the Vendor do hereby admit and acknowledge and of and from the same and every part thereof doth hereby acquit, release and discharge for ever to the purchasers and also release the said property hereby granted and conveyed i.e. Schedule "B" property hereunder written) the Vendor do hereby grant, sale, convey, transfer, assign and assure unto and to the use and benefit of the purchasers, their heirs, executors, assigns, and assure unto and to the use and benefit of the purchasers free from all encumbrances and liabilities whatsoever **ALL THAT** the piece and parcel of a Bastu land measuring about 2 Cottahs 12 Chattaks 0 sft. be the same a little more or less together with the tile shade chitabera structure standing thereon and the undivided right, title and interest of common passages or roads abutting Southern side of the said plot of land under portion of R. S. Dag No. 120, of R. S. Khatian No. 154, 162, 170, Re. Sa. No. 40, J. L. No. 21, Touzi No. 159, 169, 206 and 210, of Pargana – Khaspur, within the

Sundar Nayar.

Contd. --- P/12

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Alipore, South 24 Parganas

Mouza – Barakhola, under Police Station then at Kasba at present Purba Jadavpur, in the District of South 24 Parganas, within the Sub Registrar Office at Sealdah, District Sub-Registrar office at Alipur, which is at present within the jurisdiction of Kolkata Municipal Corporation, under K.M.C. Ward No. 109, under portion of Assessee No. 31-109-07-1400-8 and being portion of K.M.C. Premises No. 1400, Mukundapur, Kolkata – 700 078 and being Postal Address No. 43A, Barakhola Krishak Samity, P. O. – Kalikapur, Kolkata – 700 078 free from all encumbrances, which has been properly described in the Schedule "B" hereunder written out of the "A" schedule property and which has been delineated and shown by the **RED** border line in the plan annexed herewith **OR HOWSOEVER OTHERWISE** the said land hereditaments and premises or any part thereof now are or is or heretofore were or was situate, tenanted, butted bounded called known and numbered described or distinguished **TOGETHER WITH** full and uninterrupted right and liability of way and passages to the purchasers their heirs and assigns, tenants and occupiers of the said land hereby sold conveyed over and along with the premises and also the right and liberty of laying out and taking electric cables, gas and water pipes etc through and under the same **AND** further all sewers, drains, trees, paths, passages, walls, water, water sourses, lights, right, liberties, privileges, easements and appurtenances, whatsoever, belonging to the said land hereditaments and premises hereby conveyed or in any wise appertaining thereto or usually held and enjoyed therewith or reputed belong or be appurtenant thereto **AND THE** reversion and reversions, remainder and remainders and the rents, issues and profits thereof **AND ALL THE** estate, right, title, interest property, inheritance, use trust, claim and demand both at law and in equity, whatsoever, of the vendor into and upon the said land

Sundar Nasker.

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Alipore South 24 Parganas

hereditaments and premises or any part thereof **AND ALSO ALL** deeds, papers, writings, puttahs, documents, muniments and evidence of title whatsoever, which inclusively relate to the said schedule "B" property hereditaments and premises hereby granted **TO HAVE AND TO HOLD** the said property hereditaments hereby granted, transferred, assigned and assured or intended so to be unto and to the use of the purchasers absolutely as for ever free from all encumbrances and liabilities whatsoever conveyed or expressed so to be unto and to the use of the purchasers, their heirs and assigns absolutely and for ever **AND** the Vendor do hereby covenant with the purchasers that notwithstanding any act, deed or things by the Vendor or his predecessors done in title or by any person or persons lawfully or equitably claiming from under or in trust for him done executed or knowingly suffered to the contrary, the Vendor is lawfully rightfully and absolutely seized and possessed or in khas and otherwise well and sufficiently entitled to the said property hereditaments and premises hereby conveyed or expressed so to be and every part thereof for a perform and indefeasible, estate of inheritance **AND THAT** notwithstanding any such act deeds or things whatsoever as aforesaid, the Vendor has good right, full power, absolute authority and indefeasible title to sell, convey transfer the said property hereditaments and plot hereby sold and conveyed or expressed so to be unto and to the use of the purchasers their heirs, executors, assigns in the manner aforesaid free from all encumbrances **AND THAT** the purchasers shall and may at all time hereafter peaceably and quietly to enter into and upon and hold and possess and enjoy the said property hereditaments and plot hereby granted in khas or through tenants and receive the rents, issues and profits thereof, without any suit or trouble and without any lawful eviction interruption claim or demand whatsoever from or by

Sundar Nasser.

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Alipore South 24 Parganas

the Vendor or by any person or persons lawfully or equitably claiming from under or in trust for him or any of him **AND THAT FREE** and clear and freely and clearly and absolutely acquitted, exonerated and released and keep indemnified of and from and against all manner of former or other title, estate, debts, troubles, attachment, liens, charges, encumbrances, whatsoever, made or suffered by the Vendor or by any of his predecessors in title or any person or persons having or lawfully or equitably claiming from under or in trust for the Vendor or any of his predecessors in title **AND FURTHER** that the Vendor and all persons having or lawfully or equitably claiming any estate, right, title or interest in the said property hereditaments and plot or any part thereof from under and in trust for the Vendor shall and will from time to time and at all times hereinafter at the request and cost of the purchasers, their heirs, assigns do and execute or cause to be done or executed all such acts, deeds, and things, whatsoever for further and more perfectly assuring the said land hereditaments and plot and every part thereof hereby granted unto and to the use of the purchasers their heirs and assigns in the manner aforesaid as shall or may be reasonably required, according to the true intent and meaning of this Deed **AND THAT** the Vendor have put the purchasers in actual possession of the said property hereby sold and transferred, **AND THAT** the said property is not affected by any attachment, including attachment under any certificate case or any proceedings started at the instance of the Income Tax or Estate Duty Authorities or other Government Authorities, under Public Demand and Recovery Act or any other Acts or otherwise whatsoever and that there is no certificate case or proceedings against the Vendor for realization of arrears of Income Tax or Estate Duty or other taxes or dues or otherwise under the Public Demand & Recovery Act and/or any other Acts for the

Sundar Nayar.

Contd. ---- P/15

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South 24 Parganas Alipore

Dist. Sub-Registrar-III
Alipore South 24 Parganas

time being in force and that the said property is not otherwise charged, mortgaged or encumbered **AND THAT** the said property is not affected by any notice or Scheme of the Improvement Trust or then Calcutta now Kolkata Municipal Corporation or then Calcutta now Kolkata Metropolitan Development Authority and that no declaration has been made or published for acquisition of the said property or any part thereof under the Land Acquisition Act, 1894 or any other Acts or Enactments in force **AND THAT** there is no impediment under the provisions of ;the Urban Land (Ceiling and Regulation) Act, 1976 for the Vendor to grant, transfer, convey, sell, assign and assure the said property unto the purchasers in the manner aforesaid **AND FURTHER** that the Vendor and his heirs, executors and administrators shall at all time thereafter indemnify and keep indemnified the purchasers, their heirs and assigns, against any loss, damages, charges, costs and ~~express~~ expenses if any suffered by reason of any defect in the title of the Vendor or any breach of the covenant hereunder contained.

Sundar Naskar.

Sundar Naskar.

SCHEDULE "A" ABOVE REFERRED TO

(entire property)

ALL THAT piece and parcel of a Bastu land measuring about 5 Cottahs 10 Chattaks 12 sft. be the same a little more or less together with a tile shade chitabera structure standing thereon, under Pargana Khaspur, Re.Sa. No. 40, District Collectorate Touzi No. 159,169,206 and 210, J. L. No. 21, of Mouza Barakhola Gram, under R. S. Dag No. 120 of R. S. Khatian No. 154, 162, 170 being plot No. 43A, within then Sub-Registrar office at Alipur at present Sealdah, which is at present within the jurisdiction of Kolkata Municipal Corporation, under Ward No. 109, under Assessee No. 31-109-07-1400-8 and being Kolkata Municipal

Sundar Naskar.

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South 24 Parganas Alipore

Dist. Sub-Registrar-III
Alipore South 24 Parganas

Corporation Premises No. 1400, Mukundapur, Kolkata – 700 078 and being Postal Address No. 43/A, Barakhola Krishak Samity, P. O. – Kalikapur, Kolkata – 700 078, at present Kolkata - 700099 under Police Station then Kasba at present Purba Jadavpur, in the District of South 24 Parganas, which is butted and bounded as follows :

ON THE NORTH	::	Plot No. 43
ON THE SOUTH	::	30' wide K.M.C. Road.
ON THE EAST	::	Plot No. 41 of Sri Ram Dutta and Portion of Plot No. 42
ON THE WEST	::	Plot No. 44 of Sri Ananda Sardar.

SCHEDULE "B" ABOVE REFERRED TO

(Purchaser's portion)

ALL THAT piece and parcel of a Bastu land measuring about 2 Cottahs 12 Chattaks 0 sft. be the same a little more or less together with a tile shade chitabera structure standing thereon measuring about 100 sft. area be the same a little more or less being portion of Plot No. 43A, at the Western side, out of the aforesaid "A" Schedule property, under Mouza – Barakhola, Pargana Khaspur, under J. L. No. 21, District Collectorate Touzi No. 159, 169, 206 and 210 , Re. Sa. No. 40, under portion of R. S. Dag No. 120 of R. S. Khatian No. 154, 162, 170 within then Sub-Registrar office at Alipur at present Sealdah, District Registrar office at Alipur, which is at present within the jurisdiction of Kolkata Municipal Corporation, under Ward No. 109, under portion of Assessee No. 31-109-07-1400-8 and being portion of Kolkata Municipal Corporation Premises

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Office of the Dist. Sub-Registrar-III
South 24 Parganas Alipore

Dist. Sub-Registrar-III
Alipore South 24 Parganas

at present Kolkata - 700099

No. 1400, Mukundapur , Kolkata – 700 078 under Police Station then Kasba at present Purba Jadavpur, in the District of South 24 parganas, which has been delineated by the **RED** border line in the plan annexed herewith, which is butted and bounded as follows :

ON THE NORTH	::	Portion of Plot No. 43A of Sundar Naskar
ON THE SOUTH	::	30' wide K.M.C. Road.
ON THE EAST	::	Portion of Plot No. 43A
ON THE WEST	::	Vacant land of Ananda Sardar being Plot No. 44

Sundar Naskar.

Sundar Naskar.

Sundar Naskar.

IN WITNESSES WHEREOF the parties doth hereunto have set and subscribed their respective hands & seals on the day, month and year first above written

SIGNED, SEALED AND DELIVERED

BY the parties at Kolkata in the presence of :

WITNESSES

1) Sunil Naskar
S/O Late Anukul Naskar
43 Borukahala Krishak Sumity
Kol 99

2) Shyamal Paul
S/O Sri Manmohan Paul
12, Priyanath Ghosh Road
Santoshpur. Kol-75.

Sundar Naskar.

SIGNATURE OF THE VENDOR

Drafted by :

Arup Kumar Ghosh.
SRI ARUP KUMAR GHOSH
Alipore Judges Court
Kolkata – 700 027

Computer printed by :
Debashis Ghosh
DEBASHIS GHOSH
18C, Kabi Sukanta Road,
Kolkata – 700 075

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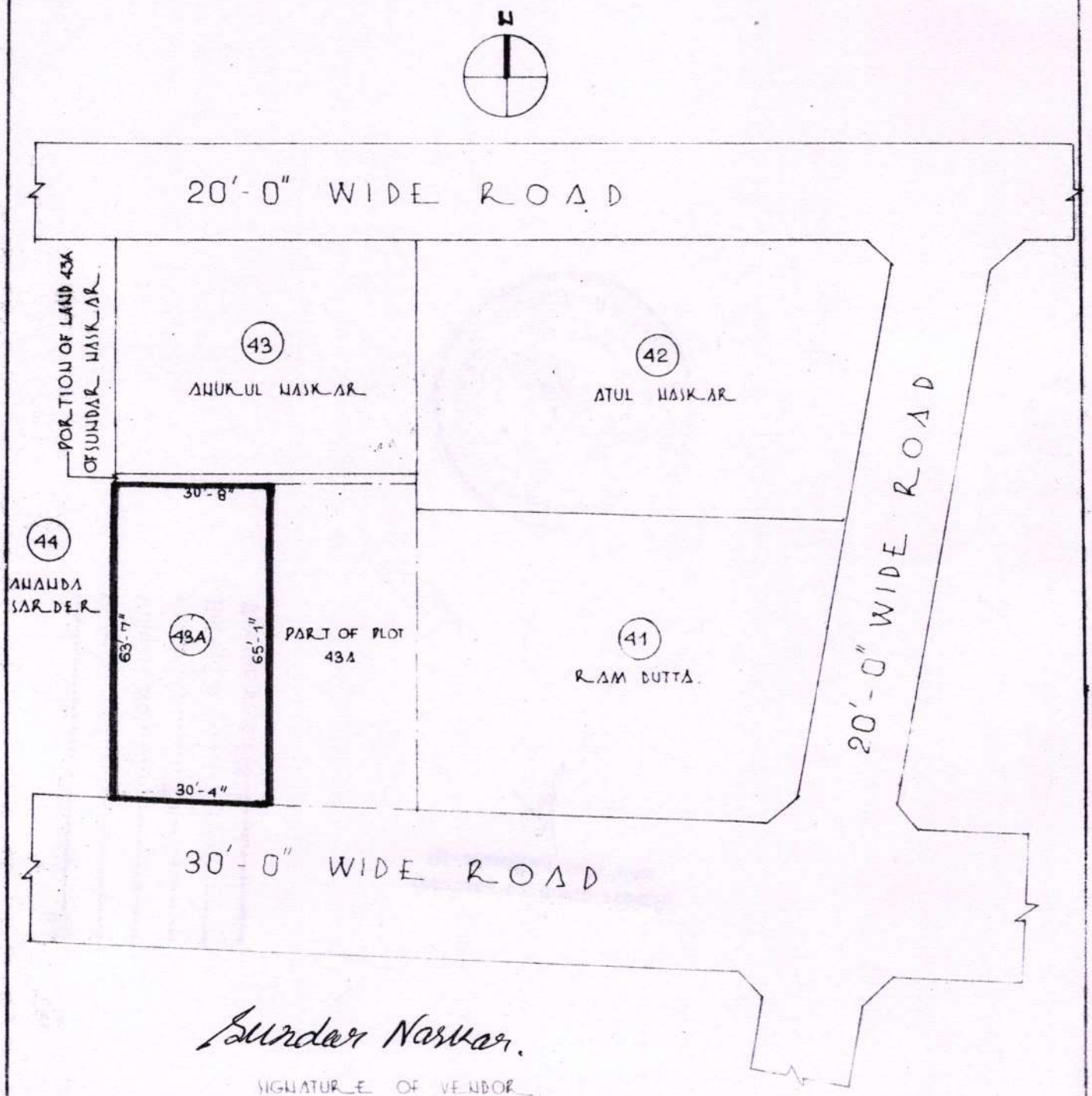
Office of the Dist. Sub-Registrar-III
South 24 Parganas Alipore

Dist. Sub-Registrar-III
(Near South 24 Parganas

SITE PLAN AT THE PART OF PLOT NO.-43A IN MOUZA-BARAKHOLA, J.L NO.-21, ON PORTION OF R.S. DAG NO-120, R.S. KHATIAN NO.-154, 162, 170. UNDER P.S. PURBA JADAVPUR. DIST.-24 PARGANAS.(SOUTH) WITH IN KOLKATA MUNICIPAL CORPORA--TION IN WARD NO.-109, BOROUGH NO-XII.

SCALE: 30'-0" = 1"

AREA OF LAND = 2KT-12CH-00 SQFT (MORE OR LESS)



Sundar Naskar.

SIGNATURE OF VENDOR

Office of the Dist. Sub-Registrar-III
South 24 Parganas Alipore

Dist. Sub-Registrar-III
Alipore South 24 Parganas

Book No .....
Volume No.....
Pages ..... To.....
Being No .....
For the year 200.....

Thumb 1st finger middle finger ring finger small finger Signature

left hand

right hand

Sundar Naskar.

Sundar Naskar.

Name Sundar Naskar.
(SUNDAR NASKAR)

Thumb 1st finger middle finger ring finger small finger Signature

left hand

right hand

Prabir Paul

Prabir Paul

Name Prabir Paul
(PRABIR PAUL)

Thumb 1st finger middle finger ring finger small finger Signature

left hand

right hand

Shikha Paul

Shikha Paul

Name Shikha Paul
(SHIKHA PAUL)

Office of the Dist Sub-Registrar III
South 24 Parganas Alipore

Dist. Sub-Registrar III
Alipore South 24 Parganas

SITE PLAN AT THE PART OF PLOT NO. 43A IN MOUZA - BARAKHOLA, J.L NO.-21, ON PORTION OF R.S. DAG NO-120, R.S. KHATIAN NO.-154, 162, 170. UNDER P.S. PURBA JADAVPUR. DIST.-24 PARGANAS. (SOUTH) WITH IN KOLKATA MUNICIPAL CORPORA-TION IN WARD NO.-109, BOROUGH NO-XII.

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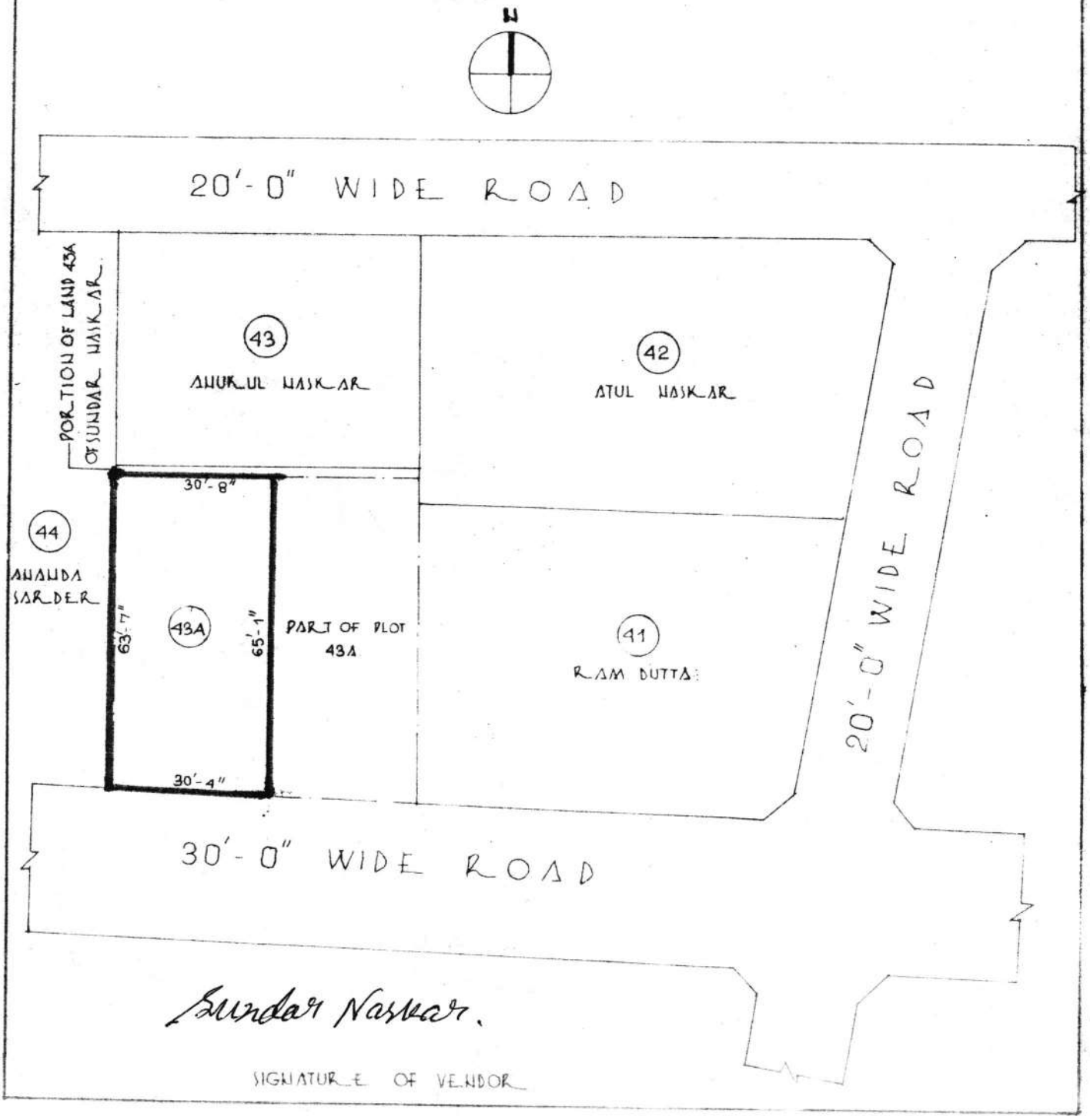

Sundar Naskar.

SIGNATURE OF VENDOR

Office of the Dist. Sub. Registrar-III
Sealdah, Diamond Harbour, South 24 Parganas

Dist. Sub-Registrar-III
Alipore South 24 Parganas

Book No.....
Volume No.....
Pages.....To.....
Being No.....
For the year 2020.....

MEMO OF CONSIDERATION

RECEIVED by the within named Vendor a total sum of Rs.2,20,000/- (Rupees two lacs twenty thousand) only from the within named Purchasers being the full and final consideration as per Memorandum given below :

Sr.No.	Cheque/DD No.	Date	Bank/Branch	Amount
1.	297328	18.07.03	Allahabad Bank Santoshpur Br.	50,000/-
2.	296110	18.07.03	-- do --	50,000/-
3.	355492	30.09.03	-- do --	60,000/-
4.	302066	30.09.03	-- do --	60,000/-
			Total ---	2,20,000/-

(Rupees two lacs twenty thousand) only.

Sundar Nasker.

Sundar Nasker

WITNESSES

1) Sunil Naskar

Sundar Naskar.

SIGNATURE OF THE VENDOR

2) Shyamal Paul
S/o Sri Mohan Paul
12, Priyanath Ghosh Road
Santoshpur. Kolkata-75

Book No. 1
Volume No. 10
Pages 6232 To 6256
Being No 06237
For the year 2004

Sd/-
Sub-Registrar III
Alipore South 24 Parganas
30-9-04

Sd/-
Sub-Registrar III
Alipore South 24 Parganas
25-11-04