

0999/22

I - 981/22

भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

64AB 516877



Certified that the document is admitted to registration. The, signatory sheets and the endroesment sheets attached with document are the part of this document.

District Sub-Registrar-V
Alipore, South 24 Parganas

01 FEB 2022

THIS DEED OF CONVEYANCE is made on this 28th day of January Thousand and Twenty Two BETWEEN SUCHARITA BOSE (nee BASU) (PAN BTZPB8460Q & Aadhaar No. 7301 8824 2003) wife of Mr. Santanu Basu an Indian national, by faith Hindu, by occupation Housewife presently residing at No. 2, Jessore Road, Kolkata 700 028 PO & PS Dumdum

192394

SANJAY KUMAR BAID
Advocate
Post Office Street
Kolkata-700 001

NAME _____
DOB _____
No. _____
30 DEC 2021
SURANJAN MUKHERJEE
Licensed Status Vendor
C. C. Court
3, K S Roy Road, Kalyani

30 DEC 2021
30 DEC 2021

[Handwritten signature]

V. C. T. P

486



[Handwritten signature]

91
DISTRICT SUB REGISTRAR-V
SOUTH 24 PGS, ALIPORE
28 JAN 2022

Sisir Mondal
8/0- Jadar Mondal
Petua Mondal para
Oruidaspara
Kaliakpur
Baruipur
Kolkata-147

and is herein represented by her constituted attorney **Swastic Vidrik Realty Private Limited** (PAN AALCS0043B0) a company within the meaning of the Companies Act, 2013 presently having its registered office situate at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge, PS Gariahat through one of its directors **Mr. Satwic Vivek Ruia** (PAN BIZPR8842M) son of Mr. Vivek Ruia an Indian national, by faith Hindu by occupation Business, of No. 21/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge PS Gariahat hereinafter referred to as the **VENDOR** (which term or expression shall unless excluded by or there be something repugnant to the subject or context shall be deemed to mean and include her heirs, executors, administrators, legal representatives and/or assigns) of the **ONE PART AND** (i) **SWASTIC VIDRIK REALTY PRIVATE LIMITED** (PAN AALCS0043B) a company within the meaning of the Companies Act, 2013 presently having its registered office situate at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge, PS Gariahat herein represented by one of its directors **Mr. Satwic Vivek Ruia** (PAN BIZPR8842M) son of Mr. Vivek Ruia an Indian national, by faith Hindu by occupation Business, of No. 21/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge PS Gariahat (ii) **RATNA MITRA** (PAN BRJPM8616B & Aadhaar No. 7425 8685 5916) wife of Late Samir Kumar Mitra by occupation Housewife, (iii) **SREYAN MITRA** (PAN BGPPM1749A & Aadhaar No. 505439119253) son of Late Samir Kumar Mitra by occupation Business, both Indian nationals and both by faith Hindu both presently residing at No. 128A, Rashbehari Avenue, Flat No. 2E1, Rajkamal Building, Kolkata 700 029 PO Sarat Bose Road PS Tollygunge (iv) **UTPAL BHATTACHARYYA** (PAN AEDPB8604C & Aadhaar No. 9728 5243 2494) and (v) **HIMANSU BHATTACHARYYA** (PAN ADZPB8838R & Aadhaar No. 6513 0017 3824), both sons of Late Bimal Chandra Bhattacharyya both resident Indian nationals, both by faith Hindu, both retired, both presently residing at No. 30, Kabir Road, Kolkata – 700 026, PO & PS Kalighat and all are herein represented by their constituted attorney **Swastic Vidrik Realty Private Limited** (PAN AALCS0043B0) a company within the meaning of the Companies Act, 2013 presently having its registered office situate at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge, PS Gariahat through one of its directors **Mr. Satwic**





2/
DISTRICT SUB REGISTRAR-V
SOUTH 24 PGS, ALIPORE
28 JAN 2022

Vivek Ruia (PAN BIZPR8842M) son of Mr. Vivek Ruia an Indian national, by faith Hindu by occupation Business, of No. 21/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge PS Gariahat hereinafter collectively referred to as the **PURCHASER** (which term or expression shall unless excluded by or there be something repugnant to the subject or context shall be deemed to mean and include in case of the individuals their respective heirs, executors, administrators, legal representatives and/or assigns) of the **OTHER PART**:

WHEREAS:

- A. The Vendor is absolutely seized and possessed of or otherwise well and sufficiently entitled to as absolute owner of **ALL THAT** the municipal premises No. 6A, Kabir Road, Kolkata 700 026 PO Kalighat PS Tollygunge in ward No. 87 of the Kolkata Municipal Corporation (hereinafter referred to as the '**PREMISES**') morefully and particularly mentioned and described in the **FIRST SCHEDULE** hereunder written.
- B. The Vendor has agreed to sell and transfer and the Purchaser have agreed to purchase and acquire **ALL THAT** the un-demarcated and undivided 50 sq. ft. area into or upon the land comprised in the said Premises (hereinafter collectively referred to as the said '**SHARE**') morefully and particularly mentioned and described in the **SECOND SCHEDULE** hereunder written at or for the total consideration of Rs.3,30,000/= (Rupees Three Lakhs and Thirty Thousand) only.

NOW THIS INDENTURE WITNESSETH:

In pursuance of the said agreement and in consideration of the said sum of **Rs.3,30,000/= (Rupees Three Lakhs and Thirty Thousand) only** of the lawful money of the Union of India well and truly and sufficiently and effectively paid by one of the Purchaser Swastic Vidrik Realty (P) Ltd. to the Vendor (the receipt whereof the Vendor doth hereby as also by the memo hereunder written admit and acknowledge to have received and the



payment of the same and every part thereof) the Vendor doth hereby acquit release and discharge the Purchaser and the said Share hereby intended to be conveyed she the Vendor doth hereby indefeasibly and forever grant sell convey transfer assign and assure unto and in favour of the Purchaser herein **ALL THAT** the un-demarcated and undivided 50 Sq. ft. area into or upon the land situate at municipal premises No. 6A, Kabir Road, Kolkata 700 026 PO Kalighat PS Tollygunge in ward No. 87 of the Kolkata Municipal Corporation (hereinafter referred to as the said **SHARE**) and the same is morefully and particularly described in the **SECOND SCHEDULE** hereunder written **OR HOWSOEVER OTHERWISE** the said Premises now is or at any point of time heretofore were or was situated butted and bounded called known numbered described or distinguished **TOGETHER WITH** all ways paths passages boundary walls drains water courses light liberties rights privileges easements advantages appendages and appurtenances whatsoever and/or howsoever or any part thereof belonging or in any way appertaining to or usually held used occupied therewith or part or parcel thereof and reputed to belong or be appurtenant thereto **AND TOGETHER WITH** all legal incidents thereto and the reversions remainder or remainders rents issues and profits benefits and advantages thereof and all estate right title interest and/or claim into or upon the said Share and every part thereof **AND TOGETHER WITH** the right for the Purchaser and/or its successors in title owners or occupiers for the time being of the said Share hereby conveyed with or without horses horse carts cars vehicles whether mechanically propelled or otherwise to pass and/or repass over along and in the paths ways passages and for laying filtered and/or unfiltered water pipes and all other cables and lines and wires in and on and along any portion of the said Share and all and every and entire right title interest claim demand estate whatsoever and/or howsoever of the Vendor of in and into or upon the said Share and every part thereof being hereby sold transferred conveyed assured and assigned and/or intended so to be **TOGETHER WITH** all pattas muniments of title writings plans maps deeds documents indentures conveyances and/or any other document of title or in any way concerning and/or relating to or in any way covering the said Share and/or any part thereof which now are or may hereafter shall and/or may be in



possession control custody and/or management of the Vendor **AND TO HAVE AND TO HOLD** the said Share being hereby sold transferred granted conveyed assured and assigned and/or so otherwise expressed and/or intended to be unto and in use of the Purchaser hereafter and forever in the manner as aforesaid free of all encumbrances, charges, liens, lispensens, attachments, trusts, mortgages, trespassers.

II. **THE VENDOR DOETH HEREBY COVENANT WITH THE PURCHASER** as follows: -

- a) **THAT**, notwithstanding any act deed matter and/or thing whatsoever and/or howsoever heretofore done committed and/or knowingly suffered by the Vendor to the contrary the Vendor is lawfully and/or otherwise absolutely seized and possessed of otherwise sufficiently entitled to **ALL THAT** the said Share hereby sold transferred conveyed assigned and assured as an absolute and indefeasible estate or an estate equivalent or analogous thereto and free from all encumbrances charges liens lispensens attachments trusts mortgages whatsoever and/or howsoever;
- b) **THAT**, the interest which the Vendor doeth hereby profess to transfer subsists and that the Vendor have good right full power absolute and indefeasible authority and title to sell grant convey transfer assign and assure the said Share and every part thereof hereby sold granted conveyed transferred assigned and assured unto and in favour of the Purchaser herein in the manner as aforesaid and in accordance to the true intent object and meaning of these presents;
- c) **THAT**, it shall be lawful for the Purchaser from time to time and at all material times hereinafter to enter into and upon and hold occupy and enjoy the said Share and to receive the rents issues and profits thereof without any eviction interruption hindrance claims or demands or disturbance whatsoever from or by the Vendor herein and/or any person or persons or any other person or persons claiming through under or in trust for them lawfully and/or equitably any claim estate right title demand and/or interest whatsoever and/or howsoever into or upon the said Share and every part thereof and from and clear freely and clearly and absolutely acquitted exonerated and forever



discharged and/or otherwise by the Vendor well and sufficiently saved defended kept harmless and indemnified of and from and against all charges arrear of rates and taxes encumbrances and deposits whatsoever and/or howsoever made done executed and/or occasioned by the Vendor and/or the predecessors in title of the Vendor;

- d) **THAT**, the said Share and every part thereof is freed exonerated and discharged from and against all manner of encumbrances whatsoever on its ownership;
- e) **THAT**, the Vendor and all persons having or lawfully or equitably claiming any estate right title demand or interest whatsoever and/or howsoever into or upon the said Share or any part thereof shall and will from time to time and at all material times hereafter upon every request and cost of the Purchaser make do acknowledge execute register and perform all such further and other lawful and reasonable acts deeds conveyances matters assurances and things whatsoever and/or howsoever for further better or more perfectly assuring the said Share hereby sold transferred conveyed assigned assured and every part thereof unto and in favour and use of the Purchaser and/or its successors in interest in the manner as aforesaid as shall or may be required;

THE FIRST SCHEDULE ABOVE REFERRED TO

('PREMISES')

ALL THAT the piece or parcel of land containing by ad-measurement an area of about 03 (three) cottahs 9 (Nine) chittacks and 41 (forty one) sq. ft. be the same a little more or less together with the three storied old dilapidated building and other structures standing on part thereof and all lying situate at and/or being municipal premises No. 6A, Kabir Road, Kolkata 700 026 PO Kalighat PS Tollygunge in ward No. 87 of the Kolkata Municipal Corporation in the District of 24 Parganas (S), Sub-Registry Alipore and is butted and bounded in the manner following: -

ON THE NORTH: By Kabir Road;

ON THE EAST: By municipal premises No. 6B, Kabir Road;

ON THE WEST: By municipal premises No. 2A, Kabir Road;



ON THE SOUTH: By municipal premises No. 6A, S. R. Das Road;

OR HOWSOEVER OTHERWISE the same are is was or were heretofore butted bounded called known numbered described or distinguished.

THE SECOND SCHEDULE ABOVE REFERRED TO

('SHARE')

ALL THAT the **un-demarcated and undivided 50 sq. ft. area** in the land comprised in the said 'Premises' referred to in the First Schedule above.

IN WITNESS WHEREOF the parties have set and subscribed their respective hands and seals on the day month and year on the first written above.

SIGNED SEALED AND DELIVERED

by the **VENDOR** at Kolkata

in the presence of:

1. *Sisil Mondal*
petua Mondalpara
Oruidalpara
Halielapur
Kolkata-747

2. *Pradeep Roy*
Alipon Police Const.
KOL-27

[Handwritten signature]
Left
[Handwritten signature]
Right

For **Sucharita Bose** (nee **Basu**)

(as authorised signatory of Swastic Vidrik Realty (P) Ltd. her constituted attorney)



SIGNED SEALED AND DELIVEREDby the **PURCHASER** at Kolkata

in the presence of:

1. *Sisita Mondal*2. *Pradeep Roy*

For Swastic Vidrik Realty Pvt. Ltd.

॥॥

Director

For UTPAL BHATTACHARYYA
HIMANSU BHATTACHARYYA
RATNA MITRA & PREYAN MITRA(As Authorised Signatory of
Swastic Vidrik Realty (P) Ltd.
their Constituted Attorney)**MEMO OF CONSIDERATION**

RECEIVED of and from the **PURCHASERS** abovenamed the within mentioned amount of **Rs.3,30,000/= (Rupees Three Lakhs and Thirty Thousand) only** vide book entry duly credited in the books of accounts of the Vendor in the name of the Purchaser.

Witnesses:1. *Sisita Mondal*2. *Pradeep Roy*

For Sucharita Bose (nee Basu)

(as authorised signatory of Swastic Vidrik Realty (P) Ltd. her constituted attorney)

VENDOR

Drawn by me
Dilip Kumar Goel
Advocate
Alipore Court
A/873/798/99



Govt. of West Bengal
Directorate of Registration & Stamp Revenue
GRIPS eChallan

GRN Details

GRN: 192021220170213838 Payment Mode: Online Payment (SBI Epay)
GRN Date: 25/01/2022 17:17:08 Bank/Gateway: SBIEPay Payment Gateway
BRN : 1212256757918 BRN Date: 25/01/2022 17:01:22
Gateway Ref ID: 202202505681009 Method: State Bank of India New PG
CC
Payment Status: Successful Payment Ref. No: 2000233524/2/2022
[Query No*/Query Year]

Depositor Details

Depositor's Name: Swastic vidrik realty private limited
Address: 21/2 Ballygunge Place
Mobile: 9831312333
Depositor Status: Others
Query No: 2000233524
Applicant's Name: Mr Sisir Mondal
Identification No: 2000233524/2/2022
Remarks: Sale, Sale Document

Payment Details

Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	2000233524/2/2022	Property Registration- Stamp duty	0030-02-103-003-02	13760
2	2000233524/2/2022	Property Registration- Registration Fees	0030-03-104-001-16	3452
Total				17212

IN WORDS: SEVENTEEN THOUSAND TWO HUNDRED TWLEVE ONLY.

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AALCS0043B



28102020

पंजी नाम
SWASTIC VIDRIK REALTY PRIVATE
LIMITED

पंजीकरण / गठन की तारीख
Date of Incorporation / Formation
10/07/2007

ISSUED FOR
REGISTRATION / HOUSING
LOAN OF BUYER
(Without Prejudice)

Note: We do not take any liability or responsibility for
anything except the printed details of this document.
Premises No. 6A, Kabir Road, Kolkata - 26

इस कार्ड के खोने/पाने पर कृपया सूचित करें/लौटारें:

आयकर पैन सेवा इकाई, एन एस डी एल
चौथी मंजिल, मंत्री स्टर्लिंग,
प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कॉलोनी, दीप बंगला चौक के पास,
पुणे - 411 016.



If this card is lost / someone's lost card is found,
please inform / return to :

Income Tax PAN Services Unit, NSDL
4th Floor, Mantri Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bungalow Chowk,
Pune - 411 016.

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: tininfo@nsdl.co.in



भारत सरकार
GOVERNMENT OF INDIA



স্বত্বিক বিবেক রুইয়া

Satwik Vivek Ruita
জন্মতারিখ/ DOB: 15/07/1994
পুংস্ব - MALE



3759 4046 5326

ISSUED FOR
REGISTRATION / HOUSING
LOAN OF BUYER
(Without Prejudice)

আমার আধার, আমার পরিচয়

Note: We do not take any liability or responsibility for anything except the printed details of this document.
Premises No - 6A, Kabir Road, Kolkata - 26.

(Handwritten signature)

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address

ঠিকানা:
21/2, বালিগঞ্জ প্লেস, বালিগঞ্জ, 21/2, BALLYGUNGE
কোলকাতা, PLACE, Ballygunge,
পশ্চিম বঙ্গ - 700019 Kolkata,
West Bengal - 700019



1800 300 1947

1947
help@uidai.gov.in www.uidai.gov.in

P.O. Box No. 1947,
Kolkata - 700 001

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SATWIC V RUIA

VIVEK RUIA

15/07/1994

Permanent Account Number

BIZPR8842M

Signature



08082012

ISSUED FOR
REGISTRATION / HOUSING
LOAN OF BUYER
(Without Prejudice)

Note: We do not take any liability or responsibility for
anything except the printed details of this document
Premises No - 6A, Kabir Road, Kolkata-26.

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटारें :
आयकर धन सेवा इकाई, एन एस डी एल
तीसरी मंजील, सफायर चेंबर्स,
बानेर टैलिफोन एक्सचेंज के नजदीक,
बानेर, पुना - 411 045

If this card is lost / someone's lost card is found,
please inform / return to :
Income Tax PAN Services Unit, NSDL
3rd Floor, Sapphire Chambers,
Near Baner Telephone Exchange,
Baner, Pune - 411 045

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: tininfo@nsdl.co.in



भारत सरकार
Government of India

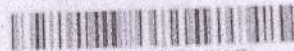
भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Enrollment No.: 0635/10382/90298

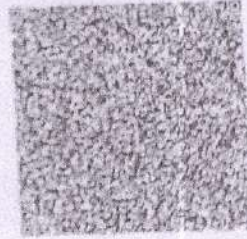
To
SUCHARITA BASU
A - 1, 804, 8th Floor, 2 Jessore Road,
Opp - Mrinalini, Emami City,
VTC: Dum Dum(m),
PO: Dumdum,
Sub District: North 24 Paraganas, District: North 24
Parganas,
State: West Bengal,
PIN Code: 700028,
Mobile: 9674530822

06/08/2016

18665363



MF186653631F1



आपका आधार क्रमांक / Your Aadhaar No. :

7301 8824 2003

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



SUCHARITA BASU
DOB : 03/09/1968
Female

7301 8824 2003

मेरा आधार, मेरी पहचान

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SUCHARITA BOSE

BISHNU GHOSH

03/09/1968

Passport Application Number

BTZPB8460Q

Sucharita Bose

Citizen of India



21082013



ভারত সরকার
Unique Identification Authority of India
Government of India

ভালিকাকৃত্তির আই ডি / Enrollment No.: 1040/21038/02538

To
রাত্না মিত্র
Ratna Mitra
128 RASH BEHARI AVENUE
Sarat Bose Road
Sarat Bose Road
Circus Avenue Kolkata
West Bengal 700029
67735806
MN677358060FT



আপনার আধার সংখ্যা / Your Aadhaar No. :
7425 8685 5916

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India

রাত্না মিত্র
Ratna Mitra
পিতা : দ্বিজেন্দ্র মোহন বসু
Father : Dwijendra Mohan Bose
জন্মতারিখ / DOB : 05/08/1954
স্বামিনা / Female



7425 8685 5916

আধার - সাধারণ মানুষের অধিকার

তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship .
- To establish identity, authenticate online .

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country .
- Aadhaar will be helpful in availing Government and Non-Government services in future .



ঠিকানা:
128, রাসবিহারী অ্যাভিনিউ, সরৎ
বোস রোড, সরৎ বোস রোড,
কোলকাতা, পশ্চিম বঙ্গ, 700029

ভারতীয় বিনিষ্ট পরিচয় প্রমাণকরণ
Unique Identification Authority of India

Address:
128, RASH BEHARI AVENUE,
Sarat Bose Road, Sarat Bose
Road, Kolkata, West Bengal,
700029

7425 8685 5916



1800 300 8647



help@uidai.gov.in



www.uidai.gov.in

Ratna Mitra

Ratna Mitra

आयकर विभाग

INCOME TAX DEPARTMENT

RATNA MITRA

DWIJENDRA MOHAN BOSE

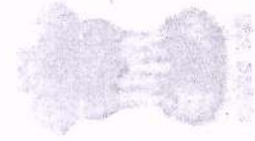
05/08/1954

Permanent Account Number

BRJPM8616B

Ratna Mitra

Signature



भारत सरकार

GOVT. OF INDIA



Ratna Mitra



ভারত সরকার
Unique Identification Authority of India
Government of India

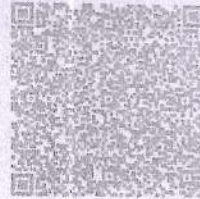
ভাণিকাত্তরির আই ডি/Enrollment No.: 2017/00040/25583

To
শ্রয়ান মিত্র
Sreyan Mitra
S/O Samir Kumar Mitra
128 Rashbehari Avenue
Near Deshpriya Park Kolkata
Sarat Bose Road Kolkata
West Bengal 700029
9903339387

31/01/2012
1732987



UG173298716IN



আপনার আধার সংখ্যা/ Your Aadhaar No. :

5054 3911 9253

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA



শ্রয়ান মিত্র
Sreyan Mitra
জন্ম মাল / Year of Birth : 1988
সুক্রম / Male



5054 3911 9253

আধার - সাধারণ মানুষের অধিকার

Sreyan Mitra

भारत सरकार

GOVT. OF INDIA



आयकर विभाग

INCOME TAX DEPARTMENT

SREYAN MITRA

SAMIR KUMAR MITRA

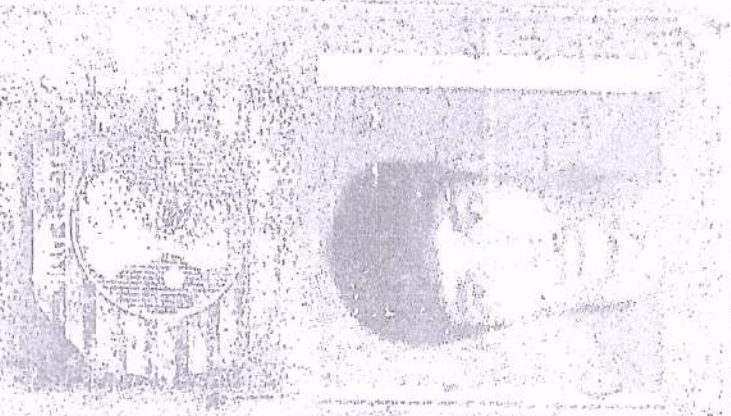
10/12/1988

Permanent Account Number

BGPPM1749A

Signature

Signature



Signature

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
AEDPB8604C



नाम / NAME
UTPAL BHATTACHARYYA

पिता का नाम / FATHER'S NAME
BIMAL CHANDRA BHATTACHARYYA

जन्म तिथि / DATE OF BIRTH
20-04-1950

हस्ताक्षर / SIGNATURE

Utpal Bhattacharyya

B Has

आयकर आयुक्त प व VI

COMMISSIONER OF INCOME TAX

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
ADZPB8838R



नाम / NAME
HIMANSU BHATTACHARYYA

पिता का नाम / FATHER'S NAME
BIMAL CHANDRA BHATTACHARYYA

जन्म तिथि / DATE OF BIRTH
28-08-1951

हस्ताक्षर / SIGNATURE

Himansu Bhattacharyya

B Has

आयकर आयुक्त प व VI

COMMISSIONER OF INCOME TAX



ভারত সরকার

Unique Identification Authority of India
Government of India

অপনার আইস/Enrollment No.: 1040/19835/02257

To
বিশাল ভট্টাচার্য
Hiransu Bhattacharyya
17/10/2012

30 KABIR ROAD
KALIGHAT, Kalkata
West Bengal 700026



MN155197998DF



আপনার আপনার সংখ্যা/ Your Aadhaar No. :

6513 0017 3824

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA



বিশাল ভট্টাচার্য
Hiransu Bhattacharyya
পিতা : বিশাল চন্দ্র ভট্টাচার্য
Father : BIMAL CHANDRA BHATTACHARYA
জন্ম তারিখ / Year of Birth : 1951
পুরুষ / Male

6513 0017 3824

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

Unique Identification Authority of India
Government of India

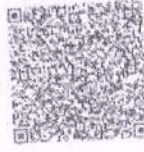
অপনার আইস/Enrollment No.: 1050/19835/02254

To
উত্পল ভট্টাচার্য
Utpal Bhattacharyya
17/10/2012

30 KABIR ROAD
KALIGHAT, Kalkata
West Bengal 700026



MN155213232DF



আপনার আপনার সংখ্যা/ Your Aadhaar No. :

9728 5243 2494

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA



উত্পল ভট্টাচার্য
Utpal Bhattacharyya
পিতা : বিশাল চন্দ্র ভট্টাচার্য
Father : BIMAL CHANDRA BHATTACHARYA
জন্ম তারিখ / Year of Birth : 1950
পুরুষ / Male

9728 5243 2494





ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD
JTK3837937



নির্বাচকের নাম : সিসির মন্ডল

Elector's Name : Sisir Mondal

পিতার নাম : যাদব মন্ডল

Father's Name : Jadab Mondal

লিঙ্গ / Sex : পুরু / M

জন্ম তারিখ
Date of Birth : 05/01/1984

Sisir Mondal

JTK3837937

ঠিকানা:
পেটুয়া মন্ডল পড়া ও রুইদাসপাড়া মল্লিকপুর বারুই পুর
দক্ষিণ 24 পরগণা 700147

Address:
Petua Mondal Para O Ruidaspara
Mallikpur Barui Pur South 24 Parganas
700147

Date: 12/08/2007
104-বারুইপুর নির্বাচন কেন্দ্রের নির্বাচক বিশ্বাস
আধিকারিকের স্বাক্ষরের অনুকৃতি

Facsimile Signature of the Electoral
Registration Officer for
104-Baruipur Constituency

ঠিকানা পরিবর্তন হলে নতুন ঠিকানায় জেটার লিটে নাম
জোড়া ও একই নম্বরের নতুন সচিব পরিচয়পত্র পাওয়ার
জন্য নির্দিষ্ট ফর্মে এই পরিচয়পত্রের নম্বরটি উল্লেখ করুন।
In case of change in address mention this Card No.
in the relevant Form for including your name in the
roll at the changed address and to obtain the card
with same number.

001/01/12



ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

JTK3837937



নির্বাচকের নাম : শিশির মণ্ডল

Elector's Name : Sisir Mondal

পিতার নাম : জাদব মণ্ডল

Father's Name : Jadab Mondal

লিঙ্গ / Sex : পুং / M

জন্ম তারিখ
Date of Birth : 05/01/1984

Sisir Mondal
Sisir Mondal

JTK3837937

ঠিকানা:
শেটুয়া মণ্ডল পারা ও রুইদাসপাড়া মালিকপুর বারুই পুর
দক্ষিণ 24 পরগণা 700147

Address:
Petua Mondal Para O Ruidaspara
Mallikpur Barui Pur South 24 Parganas
700147

Date: 12/02/2007
104-বারুইপুর নির্বাচন কেন্দ্রে নির্বাচক নিবন্ধন
আধিকারিকের স্বাক্ষরের অনুকৃতি

Facsimile Signature of the Electoral
Registration Officer for
104-Baruipur Constituency

ঠিকানা পরিবর্তন হলে নতুন ঠিকানার ভোটার লিষ্টে নাম
ভোলা ও একই বছরের নতুন সচিত্র পরিচয়পত্র পাওয়ার
জন্য নির্দিষ্ট ফর্মে এই পরিচয়পত্রের নম্বরটি উল্লেখ করুন।
In case of change in address mention this Card No.
in the relevant Form for including your name in the
roll at the changed address and to obtain the card
with same number.

001 2012














Government of West Bengal


Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16302000233524/2022

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr Satwic Vivek Ruia 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:- South 24-Parganas, West Bengal, India, PIN:- 700019	Attorney of Seller [Mrs Sucharita Bose]			 28/01/2022
2	Mr Satwic Vivek Ruia 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:- South 24-Parganas, West Bengal, India, PIN:- 700019	Represent ative of Buyer [Swastic Vidrik Realty Private Limited]			
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Mr Satwic Vivek Ruia 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:- South 24-Parganas, West Bengal, India, PIN:- 700019	Attorney of Buyer [Mrs Ratna Mitra] ,[Mr Sreyan Mitra] ,[Mr Utpal Bhattacha ryya] ,[Mr Himansu Bhattacha ryya]			 28/01/2022
Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Sisir Mondal Son of Mr Jadav Mondal Petua Mondal Para O Ruidaspara Mallikpur Baruipur, City:- Baruipur, P.O:- Baruipur, P.S:- Baruipur, District:- South 24-Parganas, West Bengal, India, PIN:- 700147	Mr Satwic Vivek Ruia, Mr Satwic Vivek Ruia, Mr Satwic Vivek Ruia			 28.01.2022


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

Major Information of the Deed

Deed No :	I-1630-00981/2022	Date of Registration	01/02/2022
Query No / Year	1630-2000233524/2022	Office where deed is registered	
Query Date	22/01/2022 2:45:29 PM	D.S.R. - V SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Sisir Mondal Petua Mondal Para O Ruidaspara Mallikpur Barui Pur South 24 Parganas,Thana : Baruipur, District : South 24-Parganas, WEST BENGAL, PIN - 700147, Mobile No. : 9748949141, Status :Deed Writer		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 3,00,000/-	Rs. 3,43,751/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 13,770/- (Article:23)	Rs. 3,484/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Tollygunge, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Kabir Road, , Premises No: 6A, , Ward No: 087 Pin Code : 700026

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	50 Sq Ft	3,00,000/-	3,43,751/-	Property is on Road
Grand Total :				.1146Dec	3,00,000 /-	3,43,751 /-	

Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mrs Sucharita Bose Wife of Mr Santanu Basu 2, Jessore Road, City:- Dum Dum, P.O:- Dum Dum, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700028 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BTxxxxxx0Q, Aadhaar No: 73xxxxxxxx2003, Status :Individual, Executed by: Attorney, Executed by: Attorney

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Swastic Vidrik Realty Private Limited 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 , PAN No.:: AAxxxxxx3B,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative
2	Mrs Ratna Mitra Wife of Late Samir Kumar Mitra 128A, Rashbehari Avenue, Flat No. 2E1, Rajkamal Building,, City:- , P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BRxxxxxx6B, Aadhaar No: 74xxxxxxxx5916, Status :Individual, Executed by: Attorney
3	Mr Sreyan Mitra Son of Late Samir Kumar Mitra 128A, Rashbehari Avenue, Flat No. 2E1, Rajkamal Building,, City:- , P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BGxxxxxx9A, Aadhaar No: 50xxxxxxxx9253, Status :Individual, Executed by: Attorney
4	Mr Utpal Bhattacharyya Son of Late Bimal Chandra Bhattacharyya 30, Kabir Road, City:- , P.O:- Kalighat, P.S:-Kalighat, District:-South 24 -Parganas, West Bengal, India, PIN:- 700026 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AExxxxxx4C, Aadhaar No: 97xxxxxxxx2494, Status :Individual, Executed by: Attorney
5	Mr Himansu Bhattacharyya Son of Late Bimal Chandra Bhattacharyya 30, Kabir Road, City:- , P.O:- Kalighat, P.S:-Kalighat, District:-South 24 -Parganas, West Bengal, India, PIN:- 700026 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ADxxxxxx8R, Aadhaar No: 65xxxxxxxx3824, Status :Individual, Executed by: Attorney

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr Satwic Vivek Ruia (Presentant) Son of Mr Vivek Ruia 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Blxxxxxx2M, Aadhaar No: 37xxxxxxxx5326 Status : Attorney, Attorney of : Mrs Sucharita Bose
2	Mr Satwic Vivek Ruia Son of Mr Vivek Ruia 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Blxxxxxx2M, Aadhaar No: 37xxxxxxxx5326 Status : Attorney, Attorney of : Mrs Ratna Mitra, Mr Sreyan Mitra, Mr Utpal Bhattacharyya, Mr Himansu Bhattacharyya

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr Satwic Vivek Ruia Son of Mr Vivek Ruia 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Blxxxxxx2M, Aadhaar No: 37xxxxxxxx5326 Status : Representative, Representative of : Swastic Vidrik Realty Private Limited (as director)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Sisir Mondal Son of Mr Jadav Mondal Petua Mondal Para O Ruidaspara Mallikpur Baruipur, City:- Baruipur, P.O:- Baruipur, P.S:-Baruipur, District:-South 24 -Parganas, West Bengal, India, PIN:- 700147			
Identifier Of Mr Satwic Vivek Ruia, Mr Satwic Vivek Ruia, Mr Satwic Vivek Ruia			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mrs Sucharita Bose	Swastic Vidrik Realty Private Limited-0.0229167 Dec, Mrs Ratna Mitra-0.0229167 Dec, Mr Sreyan Mitra-0.0229167 Dec, Mr Utpal Bhattacharyya-0.0229167 Dec, Mr Himansu Bhattacharyya-0.0229167 Dec

On 27-01-2022

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 3,43,751/-

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

On 28-01-2022

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

Presented for registration at 18:35 hrs on 28-01-2022, at the Private residence by Mr Satwic Vivek Ruia ,

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Representative]

Execution is admitted on 28-01-2022 by Mr Satwic Vivek Ruia, director, Swastic Vidrik Realty Private Limited (Private Limited Company), 21/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019

Indetified by Mr Sisir Mondal, , Son of Mr Jadav Mondal, Petua Mondal Para O Ruidaspara Mallikpur Baruipur, P.O: Baruipur, Thana: Baruipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700147, by caste Hindu, by profession Service

Executed by Attorney

1. Execution by Mr Satwic Vivek Ruia, , Son of Mr Vivek Ruia, 21/2 Ballygunge Place, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by profession Business as the constituted attorney of Mrs Sucharita Bose 2, Jessore Road, P.O: Dum Dum, Thana: Dum Dum, , City/Town: DUM DUM, North 24-Parganas, WEST BENGAL, India, PIN - 700028 is admitted by him

Indetified by Mr Sisir Mondal, , Son of Mr Jadav Mondal, Petua Mondal Para O Ruidaspara Mallikpur Baruipur, P.O: Baruipur, Thana: Baruipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700147, by caste Hindu, by profession Service

2. Execution by Mr Satwic Vivek Ruia, , Son of Mr Vivek Ruia, 21/2 Ballygunge Place, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by profession Business as the constituted attorney of 1. Mrs Ratna Mitra 128A, Rashbehari Avenue, Flat No. 2E1, Rajkamal Building,, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, 2. Mr Sreyan Mitra 128A, Rashbehari Avenue, Flat No. 2E1, Rajkamal Building,, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, 3. Mr Utpal Bhattacharyya 30, Kabir Road, P.O: Kalighat, Thana: Kalighat, , South 24-Parganas, WEST BENGAL, India, PIN - 700026, 4. Mr Himansu Bhattacharyya 30, Kabir Road, P.O: Kalighat, Thana: Kalighat, , South 24-Parganas, WEST BENGAL, India, PIN - 700026 is admitted by him

Indetified by Mr Sisir Mondal, , Son of Mr Jadav Mondal, Petua Mondal Para O Ruidaspara Mallikpur Baruipur, P.O: Baruipur, Thana: Baruipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700147, by caste Hindu, by profession Service

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

On 01-02-2022

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 3,484/- (A(1) = Rs 3,438/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 32/-, by online = Rs 3,452/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 25/01/2022 5:19PM with Govt. Ref. No: 192021220170213838 on 25-01-2022, Amount Rs: 3,452/-, Bank: SBI EPay (SBlePay), Ref. No. 1212256757918 on 25-01-2022, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 13,770/- and Stamp Duty paid by Stamp Rs 10/-, by online = Rs 13,760/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 142394, Amount: Rs.10/-, Date of Purchase: 30/12/2021, Vendor name: Suranjan Mukherjee

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 25/01/2022 5:19PM with Govt. Ref. No: 192021220170213838 on 25-01-2022, Amount Rs: 13,760/-, Bank: SBI EPay (SBlePay), Ref. No. 1212256757918 on 25-01-2022, Head of Account 0030-02-103-003-02



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 1630-2022, Page from 57606 to 57638

being No 163000981 for the year 2022.



Bdasgupta

Digitally signed by BAISHALI
DASGUPTA
Date: 2022.03.07 17:53:54 -08:00
Reason: Digital Signing of Deed.

(Baishali Dasgupta) 2022/03/07 05:53:54 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)