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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

T 082600

Handwritten notes and signatures on the left side, including '29/8/14', '24/8/14', and 'Addl Registrar of Assurances-II, Kolkata'.



Handwritten number: M.V. 186793781

Certified that the Document is submitted in Registration. The Signature Sheet and the endorsement sheet attached to the document are the part of this Document.

Additional Registrar of Assurances-II, Kolkata

Handwritten signature and date: 26/8/14

Vertical handwritten notes on the left margin, including '26/8/14' and other illegible marks.

THIS DEED OF CONVEYANCE made this 26th day of August, 2014 BETWEEN SWAPAN SETT, son of Late Mohan Kanti Sett, Indian citizen, by faith Hindu, by occupation Service, residing at 115, Ekdalia Road, 1st Floor, Police

OSWAL RESIDENTIAL BUILDINGS LLP

Handwritten signature of the authorized signatory.

Authorised Signatory CONSTITUTED ATTORNEY OF ABAS NIBAS PVT. LTD.



67374

Sandip Agarwal & Co
Advocates
10, Old Post Office Street
Room No. 99A, 3rd Floor
Kolkata - 700 007

NAME
ADD
Rs.
13 AUG 2014	
SUNIL KUMAR MUKHERJEE	
C. C. Court	
24/25, St. Mary Road, Kabi	

Rajib Ghosh

11 AUG 2014

11 AUG 2014

c-6378

for SHELTER CONCRETE PVT. LTD.

Rajib Ghosh
Authorized Signatory
(Rajib Ghosh)

c-6379

Snapan Saha

Snapan Saha
17, BIDYUT BASAK
234, GOPAL LAL THAKUR ROAD.
KOLIKATA-700036.
P.O. - BARANAGARA.
BUSINESS.



REGISTRAR
KOLIKATA
11 AUG 2014

Station - Gariahat, Kolkata - 700 019, having his **Income Tax PAN ALEPS7336L**, for self and in the capacity of the executor appointed by and under the Last Will and Testament, dated 24th December, 1999 of Mohan Kanti Sett, deceased, hereinafter referred to as the **VENDOR** (which expression shall unless excluded by or repugnant to context be deemed to mean and include his heirs, legal representatives, executors, administrators, successors and/or assigns) of the **ONE PART AND SHELTER CONCRETE PRIVATE LIMITED**, a company incorporated under the provision of the Companies Act, 1956, having its registered office at CB-63 Sector - I, Salt Lake City, Kolkata - 700 064, Police Station - Bidhannagar North, having its Income Tax PAN **AAFCM9777J**, represented through its authorised signatory, **Rajib Ghosh**, son of Late A. K. Ghosh, by occupation service, residing at D-22, Northern Park, Banskroni, Kolkata 700 070, Police Station - Banskroni, hereinafter referred to as the **PURCHASER** (which expression shall unless excluded by or repugnant to context be deemed to mean and include its successors-in-interest and/or assigns) of the **OTHER PART**

WHEREAS in these presents unless there be something contrary or repugnant to the subject or context:

- (i) "**Said Share In Said Property**" shall mean and include **Undivided 191/3240th (one hundred ninety one - three thousand two hundred fortieth) share equivalent to 15.92 (fifteen point nine two) Cottah**, more or less, (**Said Share**) in Land measuring **270 (two hundred seventy) Cottah**, more or less, together with a proportionate built-up area equivalent to **9,168 (nine thousand one hundred sixty-eight) square feet** out of a total



built-up area of 1,55,520 (one lac fifty five thousand five hundred twenty) square feet, more or less in several dwelling houses and other residential structures standing thereon situate lying at and being Municipal Premises No.1, Rustomjee Pamee Road, Kolkata 700 002 and more fully described in **Part-I** of the **Schedule** below (**Said Property**) and the Said Share in the Said Property more fully described in the **Part-II** of the **Schedule** below (collectively **Said Share In Said Property**) together with all easement rights and all other rights, appurtenances and inheritances for access and user of the Said Share In Said Property.

AND WHEREAS at all material times one Gopal Lal Sett was the absolute owner of the Said Property free from all encumbrances whatsoever..

AND WHEREAS the said Gopal Lal Sett while being seized and possessed of the said property as an absolute owner thereof died intestate on 20th January, 1913 leaving behind him surviving at the time of his death his nine sons namely Sasendra Chandra Sett, since deceased, Nagendra Chandra Sett, since deceased, Ganendra Chandra Sett, since deceased, Phanindra Chandra Sett, since deceased, Ramendra Chandra Sett, since deceased, Sailendra Chandra Sett, since deceased, Rabindra Chandra Sett, since deceased, Manindra Chandra Sett, since deceased and Harendra Chandra Sett, since deceased, as his only heirs and legal representatives who duly inherited the said property left by their father the said Gopal Lal Sett each having undivided 1/9th share therein.

AND WHEREAS the said Manindra Chandra Sett, a Hindu governed by the Dayabhaga school of Hindu law, while being seized and possessed of the



undivided $1/9^{\text{th}}$ share in the said property as an absolute owner thereof died intestate on 27th September, 1955, leaving behind him surviving at the time of his death his widow Parbati Sett, since deceased, three sons namely Mrinal Kanti Sett, since deceased, Manoj Kanti Sett, since deceased, and Mohan Kanti Sett, since deceased, as his only heirs and legal representatives who jointly inherited the said undivided $1/9^{\text{th}}$ share of the said Manindra Chandra Sett in the said property and became the absolute joint owners thereof each owning undivided $1/36^{\text{th}}$ share in the said property.

AND WHEREAS the said Manoj Kanti Sett while being seized and possessed of his undivided $1/36^{\text{th}}$ share in the said property died intestate on 6th March, 1963 leaving behind him surviving at the time of his death his mother the said Parbati Sett, since deceased, his wife Manjusree Sett, since deceased, two sons namely Prasanta Sett and Sukanta Sett, and two daughters namely Chandra Mukherjee and Anita Halder, as his only heirs and legal representatives who jointly inherited the undivided $1/36^{\text{th}}$ share of the said Manoj Kanti Sett in the said property thereby each owning undivided $1/216^{\text{th}}$ share therein.

AND WHEREAS during her lifetime, by a registered Deed of Sale, the said Parbati Sett, for valuable consideration sold, conveyed and transferred her undivided $1/36^{\text{th}}$ share in the said property inherited by her from her husband Manindra Chandra Sett in favour of her son, the said Mohan Kanti Sett absolutely and forever.

AND WHEREAS the said Mrinal Kanti Sett while being seized and possessed of his undivided $1/36^{\text{th}}$ share in the said property died intestate on 4th March, 1989



leaving behind him surviving at the time of his death his mother the said Parbati Sett, since deceased, his wife Sondhya Rani Sett, since deceased, three sons namely Pratul Kumar Sett, Pronab Kumar Sett and Tapan Kumar Sett as his only heirs and legal representatives who jointly inherited the undivided $1/36^{\text{th}}$ share of the said Mrinal Kanti Sett in the said property thereby each owning undivided $1/180^{\text{th}}$ share therein.

AND WHEREAS the said Parbati Sett while being seized and possessed of her undivided $1/180^{\text{th}} + 1/216^{\text{th}} = 11/1080^{\text{th}}$ share in the said property died intestate on 8th March, 1989 leaving behind her surviving at the time of her death her son namely Mohan Kanti Sett, his grandsons Pratul Kumar Sett, Pronab Kumar Sett and Tapan Kumar Sett, all children of her predeceased son Mrinal Kanti Sett and the said Prasanta Sett, Sukanta Sett, Chandra Mukherjee and Anita Halder all children of her predeceased son Manoj Kanti Sett as her only heirs and legal representatives who inherited the undivided $11/1080^{\text{th}}$ share of the said Parbati Sett in the said property in accordance with the Hindu Succession Act, 1956.

AND WHEREAS in the circumstances as aforesaid, the said Mohan Kanti Sett became the absolute owner of an undivided $191/3240^{\text{th}}$ share (being the undivided $1/36^{\text{th}}$ being inherited from his father Manindra Chandra Sett plus undivided $1/36^{\text{th}}$ being purchased from his mother Parbati Sett plus undivided $1/540^{\text{th}}$ being inherited from his mother Parbati Sett who had inherited the same from Mrinal Kanti Sett plus undivided $1/648^{\text{th}}$ being inherited from his mother Parbati Sett who had inherited the same from Manoj Kanti Sett) in the Said Property i.e. the Said Share In Said Property free from all encumbrances whatsoever.



AND WHEREAS the said Mohan Kanti Sett died on 3rd February, 2002 after having duly made and published his Last will and Testament dated 24th December, 1999 whereby and whereunder he bequeathed all his moveable and immovable properties including the Said Share In Said Property in favour of his son Swapan Sett (the Vendor herein) and granddaughter Somopriya Sett, daughter of his son Sanjay Sett, having predeceased him on 30th November, 1999 in equal share subject to, inter-alia, the following directions contained in the said Will:

- (a) Mohan Kanti Sett's son, Swapan Sett (the Vendor herein) was the executor named in the said will.
- (b) After the death of the said Mohan Kanti Sett, his son Swapan Sett and his granddaughter, Somopriya Sett would get all his movable and immovable properties in equal half share. However, Somopriya Sett would be entitled to handle the same at her free will only when she would attain the age of 25.
- (c) Till Somopriya Sett would attain the age of 25, Swapan Sett would manage the estate left by the said Mohan Kanti Sett as Executor/Trustee.
- (d) For the maintenance expenses of the said Somopriya Sett during the period till she would attain the age of 25, Swapan Sett would provide her all monthly expenses suitable to her standard of living, including medical and educational expenses out of the Estates.
- (e) By his said Will, Mohan Kanti Sett did not leave anything for his wife Juthika Sett and his daughter-in-law Apala Sett, wife of his predeceased son Sanjay Sett and mother of Somopriya Sett.

AND WHEREAS Swapan Sett (the Vendor herein) applied for grant of probate in respect of the Will of the said Mohan Kanti Sett in the Hon'ble High Court at



Calcutta in its Testamentary and Intestate Jurisdiction, registered as P. L. A. No. 99 of 2007. The said P. L. A. No. 99 of 2007 is still pending before the Hon'ble Court.

AND WHEREAS had the said Mohan Kanti Sett died intestate without making the above will, the persons who would have inherited his estate including the Said Share In Said Property in accordance with the Hindu Succession Act, 1956 are as follows and their undivided share particularly in the Said Share In Said Property (i.e. undivided 191/3240th share of the said Mohan Kanti Sett in the said property equivalent to 15.92 Cottah) would have as follows:

Sl. No.	Name & Address of the legal Heirs & Heiresses	Relationship with the deceased, Mohan Kanti Sett	Share in the Said Property
1.	Juthika Sett	Wife	$191/3240^{th} \times 1/3^{rd} = 191/9720^{th}$
2.	Swapan Sett	Son	$191/3240^{th} \times 1/3^{rd} = 191/9720^{th}$
3.	Apala Sett	Daughter-in-law	$191/3240^{th} \times 1/3^{rd} \times 1/2 = 191/19440^{th}$
4.	Somopriya Sett	Grand Daughter	$191/3240^{th} \times 1/3^{rd} \times 1/2 = 191/19440^{th}$

AND WHEREAS inasmuch as the said Juthika Sett, wife of Mohan Kanti Sett died intestate on 6th November, 2003, her undivided 191/9720th share (in case of intestate death of the said Mohan Kanti Sett) in the said property would have devolved equally on her son namely Swapan Sett (the Vendor herein) and granddaughter the said Somopriya Sett and in such an event the undivided 191/3240th share of the said Mohan Kanti Sett in the said property equivalent to 15.92 Cottah would have been owned by Swapan Sett (the Vendor herein), Apala Sett and Somopriya Sett in the manner as follows:



Name	Undivided Share in the Said Property
Swapn Sett (Vendor herein)	191/6480 th
Apala Sett	191/19440 th
Somopriya Sett	191/9720 th
Total:	<u>191/3240th</u>

AND WHEREAS the Vendor is absolutely seized and possessed of and/or otherwise well and sufficiently entitled to the Said Share In Said Property being **Undivided 191/3240th (one hundred ninety one – three thousand two hundred fortieth) share** (191/6480th + 191/19440th + 191/9720th) free from all encumbrances whatsoever individually and as an executor to the said Will of the said Mohan Kanti Sett, deceased.

AND WHEREAS the existing buildings and structures at the Said Property are more than 100 years old and are in a dilapidated condition.

AND WHEREAS the Vendor has represented to the Purchaser as follows:

- a) **THAT** the Vendor is absolutely seized and possessed of and/or otherwise well and sufficiently entitled to the Said Share In Said Property individually and as an executor to the said Will of the said Mohan Kanti Sett, deceased.
- b) **THAT** the Vendor has not received any notice from any authority for acquisition, requisition or vesting of the Said Share In Said Property and declares that the Said Share In Said Property is not affected by any scheme of the Government or any Statutory Body.



- c) **THAT** the Vendor does not hold any excess vacant land under the Urban Land (Ceiling and Regulation) Act, 1976 or any excess land under the West Bengal Land Reforms Act, 1955.
- d) **THAT** the Vendor has not at any time done or executed or knowingly suffered or been party or privy to any act, deed, matter or thing, including grant of right of easement, whereby the Said Share In Said Property or any part thereof can or may be impeached, encumbered or affected in title.
- e) **THAT** the Vendor has good right, full power, absolute authority and indefeasible title to agree to and grant, sell, convey, transfer, assign and assure the Said Share In Said Property to the Purchaser individually and as an executor to the said Will of the said Mohan Kanti Sett, deceased.
- f) **THAT** no revenue, cess, tax or imposition in respect of the Said Share In Said Property is due to the Government or any other authority or authorities and no Certificate Case is pending for realization of any taxes from the Vendor.
- g) **THAT** no person or persons whatsoever have/had/has ever claimed any right of preemption over and in respect of the Said Share In Said Property or any part thereof.
- h) **THAT** no mortgage or charge has been created by the Vendor by depositing the title deeds or otherwise over and in respect of the Said Share In Said Property or any part thereof.
- i) **THAT** the Said Share In Said Property is now free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, uses, *debutters*, trusts, prohibitions, Income Tax attachment, financial institution charges, statutory prohibitions, acquisitions, requisitions, vestings and liabilities whatsoever or howsoever and the title of the Vendor to the Said Share In Said Property is free, clear and marketable.



- j) **THAT** the Said Share In Said Property is not affected by or subject to any personal guarantee for securing any financial accommodation.
- k) **THAT** there is no order of Court or any other statutory authority prohibiting the Vendor from selling, transferring and/or alienating the Said Share In Said Property or any part thereof.
- l) **THAT** there is no other previous agreement for sale, development, transfer, lease etc. in respect of the Said Share In Said Property with any person.
- m) **THAT** no person other than the Vendor has any right, title and interest of any nature whatsoever in the Said Share In Said Property individually and as an executor to the said Will of the said Mohan Kanti Sett, deceased.

AND WHEREAS the Vendor hereby further declares, represents, confirms and assures to the Purchaser that the above-recited original of the said registered Deed of Gift executed by the said Parbati Sett in favour of the said Prasanta Sett and Sukanta Sett and of the registered Deed of Sale executed by the said Parbati Sett in favour of the said Mohan Kanti Sett are misplaced and lost and could not be found even after due and diligent search by the Vendor and that the Vendor is not even in possession of copies of those deeds or their registration particulars to enable the Purchaser to obtain a certified copy thereof. The Vendor declares, represents and further assures to the Purchaser that the Vendor is aware of the fact that the Purchaser has agreed to purchase the Said Share In Said Property on the basis of such representation and other representations of the Vendor in this Deed and therefore the Vendor shall be obliged to keep the Purchaser saved, harmless and indemnified in respect thereof.



AND WHEREAS the Vendor hereby further declares, represents, confirms and assures to the Purchaser that inasmuch in terms of the direction contained in the said Will of the said Mohan Kanti Sett, deceased, the Vendor in the capacity of the executor thereof is obliged to provide for the maintenance expenses of the said Somopriya Sett, who is now a minor, including but not limited to all expenses suitable to her standard of living, medical and educational expenses out of the Estate during the period till she attains the age of 25 years, the Vendor has decided to sell the share of the said Somopriya Sett in the Said Property to defray such expenses for maintenance of Somopriya Sett. The Vendor also intends to sell his share in the Said Property simultaneously.

AND WHEREAS in the premises as aforesaid, the Vendor has agreed to sell and the Purchaser, relying on the aforesaid representations of the Vendor, has agreed to purchase the Said Share In Said Property at or for a consideration of Rs.10,50,000/- (Rupees ten lac fifty thousand only) free from all encumbrances whatsoever.

NOW THEREFORE THESE INDENTURE WITNESSETH and it is hereby recorded and declared that—

1. In the premises aforesaid and in consideration of the sum of Rs.10,50,000/- (Rupees ten lac fifty thousand only) by the Purchaser to the Vendor paid at or before the execution of these presents (the receipt whereof the Vendor doth hereby as also by the receipt and memo of consideration hereunder written admit and acknowledge and of and from the payment of the same and every part thereof the Vendor doth acquit release and forever discharge



the purchaser and the Said Share In Said Property hereby conveyed and transferred unto and to the purchaser) the Vendor doth hereby grant sell, transfer, convey, assign and assure and confirm unto and to the Purchaser the entirety of his right, title and interest of whatsoever or howsoever nature in the Said Property and in the Said Share In Said Property being **Undivided 191/3240th (one hundred ninety one - three thousand two hundred fortieth) share equivalent to 15.92 (fifteen point nine two) Cottah, more or less (Said Share) in Land measuring 270 (two hundred seventy) Cottah, more or less, together with a proportionate built-up area equivalent to 9,168 (nine thousand one hundred sixty-eight) square feet out of a total built-up area of 1,55,520 (one lac fifty five thousand five hundred twenty) square feet, more or less in dwelling houses and other residential structures standing thereon situate lying at and being Municipal Premises No.1, Rustomjee Parsee Road, Kolkata 700 002 and more fully described in Part-I of the Schedule below (Said Property) and the Said Share in the Said Property more fully described in the Part-II of the Schedule below (collectively Said Share In Said Property) And Together With all easement rights and all other rights, appurtenances and inheritances for access and user of the Said Share In Said Property And Also Together With all appurtenances thereto or Howsoever Otherwise the Said Share In Said Property now are or is or at any time hereto before were or was situate, butted, bounded, called, known, numbered described and distinguished Together With the reversions and remainders and the rents, issues, profits thereof And all the Estate, Right, Title, Interest, Property, Claim and**



Demand whatsoever and howsoever of the Vendor into or upon the Said Share In Said Property **And Together With** absolutely unobstructed and full right of egress and ingress, all areas, fences, passages, sewers, drains, water, water courses, trees, bushes, boundary walls, benefits, advantages, vacant area, open spaces whatsoever and all manner of former or other rights, liberties, easements, privileges, appendages and appurtenances whatsoever belonging to the Said Share In Said Property hereby sold and transferred or in anywise appertaining thereto or any part thereof, usually held, used, occupied accepted, enjoyed, reputed or known as part or parcel or member thereof or appurtenant thereto **To Have And To Hold** the Said Share In Said Property hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be and each and every part thereof unto and to the use of the Purchaser absolutely and for ever free from all encumbrances whatsoever and howsoever, **And Subject To And/Or Together With** the covenants by the Vendor hereafter contained.

2. **THE VENDOR DOTH HEREBY COVENANT WITH THE PURCHASER** as follows:

- a) The Vendor is now lawfully and rightly seized of and/or otherwise well and sufficiently entitled to the Said Share In Said Property and all benefits and rights hereby by conveyed, sold, transferred, assigned and assured unto and to the Purchaser in the manner aforesaid.



- b) The Vendor now has good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure the Said Share In Said Property and all rights and benefits hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the Purchaser, in the manner aforesaid, according to the true intent and meaning of these presents.
- c) The Said Share In Said Property and all other rights and benefits hereby granted, sold conveyed, transferred, assigned and assured or expressed or intended so to be and each of them are now free from all encumbrances whatsoever and howsoever made or suffered by the Vendor or any person or persons having or lawfully claiming any estate or interest in and over the Said Share In Said Property from, under or in trust for the Vendor.
- d) The Purchaser shall hold and have the Said Share In Said Property freely and clearly and absolutely acquitted exonerated released and forever discharged from or by the Vendor and every person or persons having or lawfully, rightfully and equitably claiming as aforesaid and effectually saved, defended, kept harmless and indemnified of, from and against all manner of former and other estate, charges, liens, debts, attachments, mortgages, restrictions, covenants, uses, debentures, trusts, acquisitions, requisitions, alignments, claims, demands, liabilities and encumbrances



whatsoever and howsoever suffered or created by the Vendor or any of its predecessors in title or any persons lawfully or equitably claiming aforesaid.

- e) The Vendor shall from time to time and at all times hereinafter upon every reasonable request and at the cost of the Purchaser make, do acknowledge, execute and perfect all such further and/or other lawful and reasonable acts, deeds, matters and things whatsoever for further better or more perfectly assuring and vesting the Said Share In Said Property unto the Purchaser in the manner aforesaid.

3. AND IT IS HEREBY MUTUALLY AGREED AND UNDERSTOOD BY AND BETWEEN THE PARTIES as follows:

- (a) That it shall be the obligation of the Purchaser to pay all past and present arrears of municipal rates and taxes, cess, revenue, khazana, levies, imposition and other charges payable statutory or non statutory in respect of the said Property pertaining to the period upto the date of execution of this deed and the Vendor shall not be liable for payment of such taxes and outgoings whatsoever.
- (b) That the vendor shall not have any manner of right, title and interest whatsoever or howsoever in the said Municipal Premises No.1, Rustomjee Parsee Road, Kolkata 700 002 or any part thereof and all the Vendor's right, title and interest in the said Municipal Premises No.1, Rustomjee Parsee Road, Kolkata 700 002 hereby stands vested



in the Purchaser absolutely and forever free from all encumbrances whatsoever.

SCHEDULE:

**Part - I
(Said Property)**

Land measuring 270 (two hundred seventy) Cottah, more or less, together with several 36 (thirty six) nos. of single storied dwelling houses and other residential structures all having brick walls and tile sheds having a built up area of 1,55,520 (one lac fifty five thousand five hundred twenty) square feet erected and scattered on the portions of the land situate lying at and being Municipal Premises No.1, Rustomjee Parsee Road, Kolkata 700 002, Police Station - Cossipore, within Ward No. 006 of the Kolkata Municipal Corporation and delineated in a map or plan annexed hereto and bordered in colour RED thereon and butted and bounded:

- On the North : Partly by Rustomjee Parsee Road and partly by 2, Rustomjee Parsee Road
- On the South : Laxmi Jute Press (32, Cossipore Road)
- On the East : Partly by 2, Rustomjee Parsee Road and partly by 1/2, Rustomjee Parsee Road
- On the West : River Hooghly

**Part - II
(Said Share In Said Property)**

[Subject Matter of Sale]

Undivided 191/3240th (one hundred ninety one - three thousand two hundred fortieth) share equivalent to 15.92 (fifteen point nine two) Cottah, more or less, in the said property described in Part - I above.

Together With a proportionate built-up area measuring about 9,168 (nine thousand one hundred sixty-eight) square feet out of a total built-up area of



in the dwelling houses and other residential structures, having tile-shed, standing thereon.

And Together With all easement rights and all other rights, appurtenances and inheritances for access and user of the Said Share In Said Property.

IN WITNESS WHEREOF the parties have executed these presents on the day, month and year above written.

Swapan Sett

(Swapan Sett)

[Vendor]

For SHELTER CONCRETE PVT. LTD.

Rishi Ghosh
Authorised Signatory
(RATB Ghosh)

(Shelter Concrete Private Limited)

[Purchaser]

Witnesses:

Signature *Ayan Basak*
Name AYAN BASAK
Father's Name LT. BIDYUT BASAK
Address 234, GOPALLAL THAKUR ROAD, KOLKATA - 700036.

Signature *Satya Charan Koley*
Name SATYA CHARAN KOLEY
Father's Name Mrs. Paritosh Koley
Address 10, Old Post Office Street, KOLKATA - 700001

Drafted by
D. Kundu
Advocate, High Court, Calcutta

OSWAL RESIDENTIAL BUILDINGS LLP

S. B. Ch
Authorised Signatory
CONSTITUTED ATTORNEY
OF ABAS NIBAS PVT. LTD.



RECEIPT AND MEMORANDUM OF CONSIDERATION

Received from the within named Purchaser the within mentioned sum of Rs.10,50,000/- (Rupees ten lac and fifty thousand only) towards full and final payment of the consideration for sale of the Said Share In Said Property described in the Part II of the Schedule above, in the following manner:

Mode	Date	Particulars	Amount (Rs.)
Demand Draft No. 862594	25.03.2014	Canara Bank, Sector - V, Salt Lake, Kolkata	10,50,000/-
		Total:	10,50,000/-

Swapan Sett

(Swapan Sett)

[Vendor]

Witnesses:

Signature *Ayan Basak*

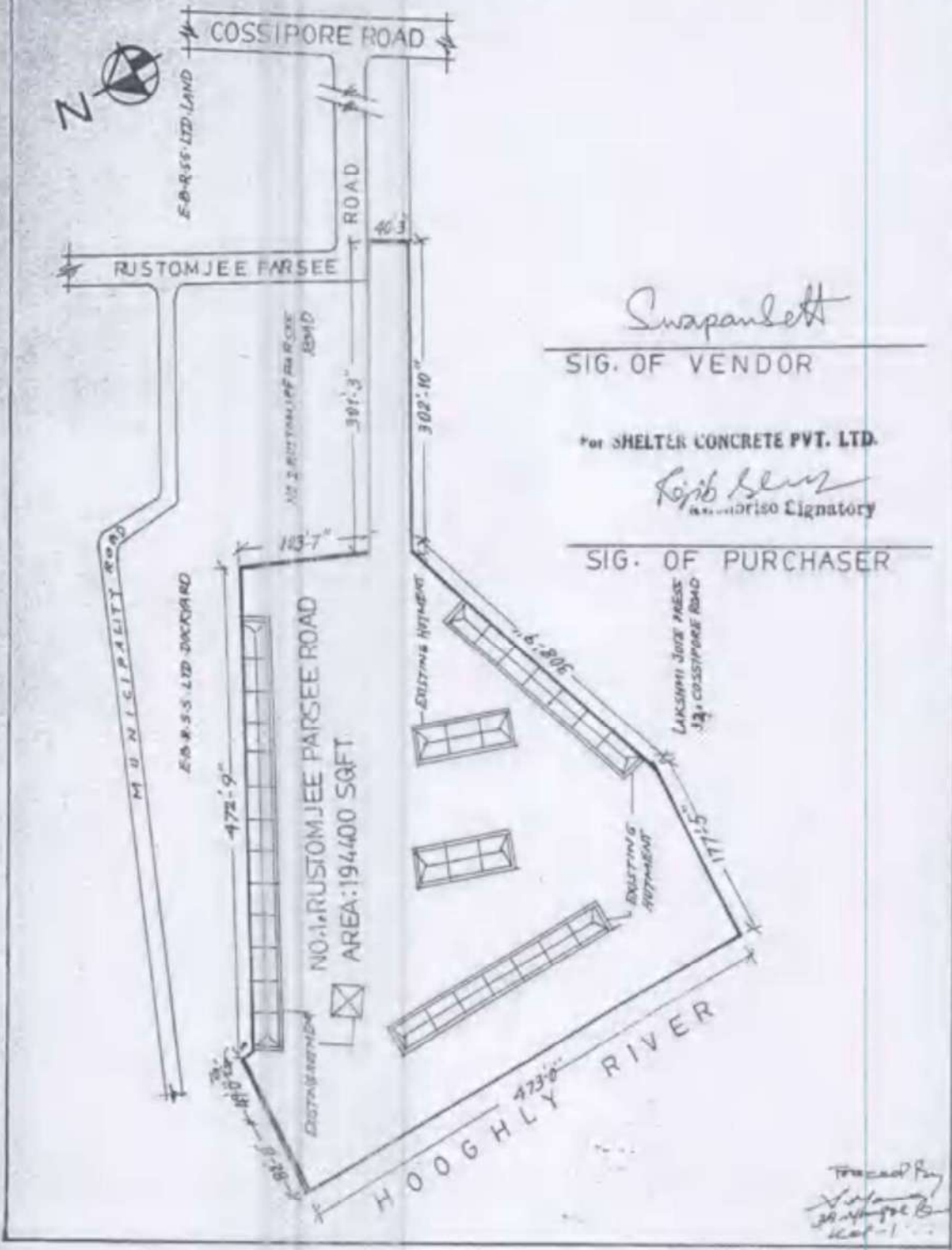
Name AYAN BASAK

Signature *Satya Charan Koley*

Name SATYA CHARAN KOLEY



SITE PLAN OF LAND WITH STRUCTURE AT MUNICIPAL PREMISES
NO-1, RUSTOMJEE PARSEE ROAD, KOLKATA 700 002, P. S-COSI-
PORE, UNDEF. K. M. C. WARD NO-6.



Swapanbhatt

 SIG. OF VENDOR

for SHELTER CONCRETE PVT. LTD.

Kajib Sen

 AUTHORIZED Signatory

SIG. OF PURCHASER

Prepared by
V. K. Chatterjee
20, V. K. Chatterjee Bldg.
Kol-1



SPECIMEN FORM FOR TEN FINGERPRINTS



Swarpanksh

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



Krish Hary

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



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



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



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



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 67
Page from 596 to 622
being No 13559 for the year 2014.



(Dulal chandra Saha) 12-November-2014
ADDL. REGISTRAR OF ASSURANCES-II
Office of the A.R.A. - II KOLKATA
West Bengal

