

2335/17

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भारतीय गैर न्यायिक



INDIA NON JUDICIAL

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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Certified that the document is admitted to register **08AB 156188** the date of the document is the part of this document

Signature
Asst. Dist. Magistrate
Supern. Secy 84 Farquhar

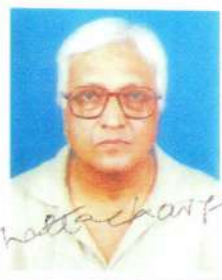


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19 APR 2017



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THIS DEED OF CONVEYANCE is made on this 05th day of April Two Thousand and Seventeen BETWEEN SAUMENDRA NATH BHATTACHARYA (Income Tax PAN ADPPB1293E) and SUBHENDRA BHATTACHARYA (Income Tax PAN AGFPB9596H) both sons of Late Hemendra Nath Bhattacharya both presently residing at No. 2B, Panditiya

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164716

SANJAY KUMAR BAID
Advocate
8, Old Post Office Street
Kolkata-700 001

NAME
ADD.
Rs.
8 MAR 2017
SURANJAN MUKHERJEE
Licensed Stamp Vendor
C.C. Court
28, 3, K. S. Roy Road, Kolkata

[Signature]
VCTG
1837

For Swastic Promoters Pvt. Ltd.
[Signature]
113411 Director

8 MAR 2017
8 MAR 2017

[Fingerprint]
VCTG
1838

*Scientific Records
Chattopadhyay*



[Fingerprint]
VCTG
1839
Sarama Chatterjee

[Fingerprint]
VCTG
1840
Ashim Dasgupta

[Signature]
Signature.....
05 APR 2017
ADDL. DIST. SUB-REGISTRAR
ALIPORE, SOUTH 24 PGS.

[Fingerprint]
VCTG
1841
S. Bhattacharya

[Signature]

TRILOK CHAND NAITTA
46, Sreedhar Ray Rd
KOLKATA - 700 029

Road, PO Sarat Bose Road, Kolkata 700 029 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 hereof shall be deemed to mean and include his heirs, executors, administrators, legal representatives and/or assigns) of the **ONE PART** AND (i) **ABHINDRA DAY** (Income Tax PAN ADEPD8916F) son of Late Dharendra Chandra Day presently residing at No. 2/3B, Panditiya Road, PO Sarat Bose Road, Kolkata 700 029 PS Gariahat, (ii) **SUNITI KUMAR CHATTERJEE** (Income Tax PAN ACOPC0590R) son of Late Anil Kumar Chatterjee, (iii) **SARAMA CHATTERJEE** (Income Tax PAN AIZPC2298P) daughter of Late Anil Kumar Chatterjee both presently residing at No. 2F, Panditiya Road, PO Sarat Bose Road, Kolkata 700 029 PS Gariahat and (iv) **SWASTIC PROMOTERS PRIVATE LIMITED** (Income Tax PAN AAHCS4892G) a company within the meaning of the Companies Act, 1956 and presently having its registered office at No. 21/2, Ballygunge Place, Kolkata 700019 PS Gariahat, PO Ballygunge and is herein represented by one of its director **Mr. Satwic Vivek Ruia** (Income Tax PAN BIZPR8842M) son of Mr. Vivek Ruia by faith Hindu, by occupation Business. of No. 21/2, Ballygunge Place, Kolkata 700019 PS Gariahat, PO Ballygunge hereinafter collectively referred to as the **PURCHASERS** (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 and in case of the company its successors, successors – in – interest 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. 2B, Panditia Road, Kolkata 700 029, PS Gariahat in ward No. 85 of the Kolkata Municipal Corporation



21/11/19
1842

S. Chatterjee.



Signature.....

05 APR 2017

ADOL. DIST. SUB-REGISTRAR
MUMBAI SOUTH 24 PGS.

(hereinafter referred to as the said **PREMISES**) morefully and particularly mentioned and described in the **FIRST SCHEDULE** hereunder written.

B. The Vendors have agreed to sell and transfer and the Purchasers have agreed to purchase and acquire **ALL THAT** the un-demarcated and undivided 50 Sq. ft. super built up area into or upon the brick built building together with the undivided proportionate share in 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.3,90,000/= (Rupees Three Lakhs and Ninety Thousand) only.

NOW THIS INDENTURE WITNESSETH:

In pursuance of the said agreement and in consideration of the said sum of **Rs.3,90,000/= (Rupees Three Lakhs and Ninety Thousand) only** of the lawful money of the Union of India well and truly and sufficiently and effectively paid by the Purchasers to the Vendors (the receipt whereof the Vendors do 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 Vendors do hereby acquit release and discharge the Purchaser and the said Share hereby intended to be conveyed they the Vendors do 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. super built up area into or upon the brick built building together with the undivided proportionate share into or upon the municipal premises No. 2B, Panditia Road, Kolkata 700 029, PS Gariahat in ward No. 85 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 Vendors 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 Vendors **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, dispendens, attachments, trusts, mortgages, trespassers, tenants.

ii. THE VENDORS DO TH 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 Vendors to the contrary the Vendors 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 lispendens attachments trusts mortgages whatsoever and/or howsoever;
- b) **THAT**, the interest which the Vendors doth hereby profess to transfer subsists and that the Vendors has 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 Vendors herein and/or any person or persons or any other person or persons claiming through under or in trust for him 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 Vendors 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 Vendors and/or the predecessors in title of the Vendors;
- 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 Vendors 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 01 cottahs 01 chittacks and 03 sq. ft. be the same a little more or less lying situate at and/or being municipal premises No. 2B, Panditiya Road, Kolkata 700 029, PS Gariahat in ward No. 85 of the Kolkata Municipal Corporation, Sub Registry Office Alipore and is butted and bounded in the manner as follows: -

ON THE NORTH: By municipal premises No. 2/3D, Panditiya Road;
 ON THE EAST: By municipal premises No. 2F, Panditiya Road;
 ON THE WEST: By 40 feet wide KMC Road named as Panditiya Road;
 ON THE SOUTH: By 04 feet wide passage of 2/3H, Panditiya 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

(Property hereby Conveyed)

('SHARE')

ALL THAT the un-demarcated and undivided 50 sq. ft. ^{servent greater} super built up area in the two storied residential building together with undivided proportionate share 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 VENDORS at Kolkata

in the presence of:

Juday Jalam
135, B&B Bem
Kolkata - 1

Siddhanta
D-28, Rajdanga
Nabopally
Kolkata - 47

S. Bhattacharya

Left

Right

S. Bhattacharya

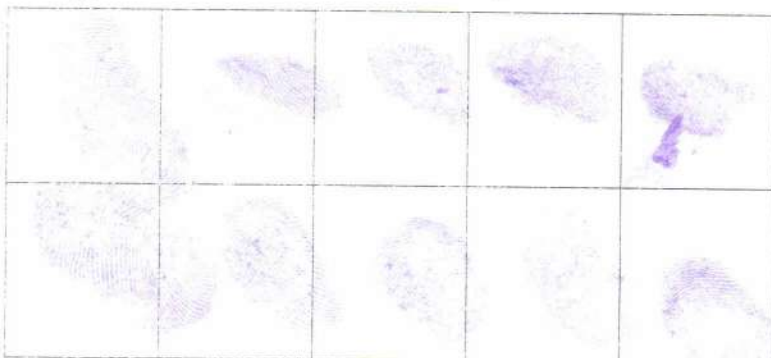


S. Bhattacharya

Left

Right

S. Bhattacharya



SIGNED SEALED AND DELIVERED

by the PURCHASER at Kolkata

in the presence of:

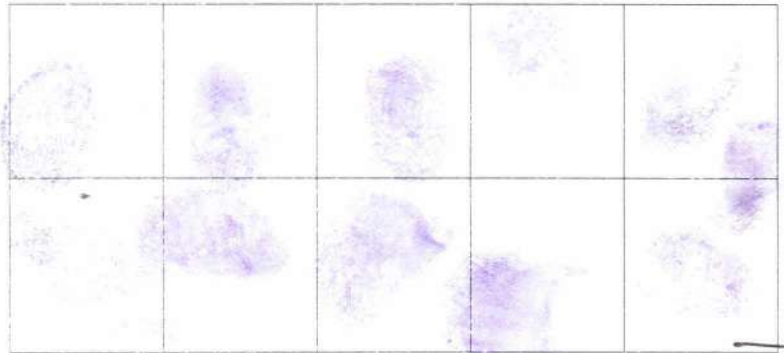
Jeday Salan

Almit

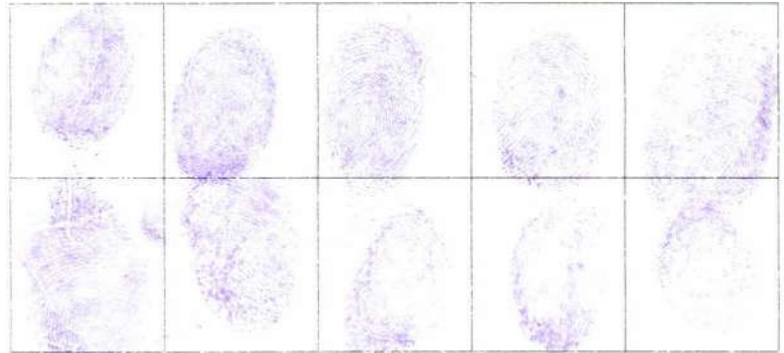
TotiloX choral Navit
40 Sreerajy Ray Rd
Kolkata - 39

Almit Salan
Suzama Chatterjee
Suniti Kumar Chatterjee

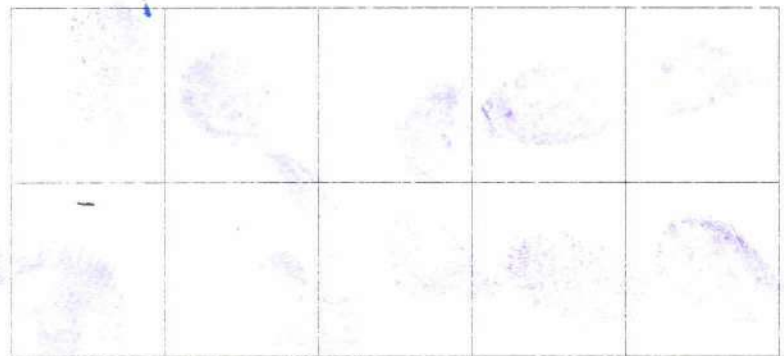
Almit Salan



Suniti Kumar Chatterjee



Suzama Chatterjee



Drawn by me

Ashim Kumar Ghosh
Ashrafi

Alipore Police Court
Cal-27 (WB-1674/83)








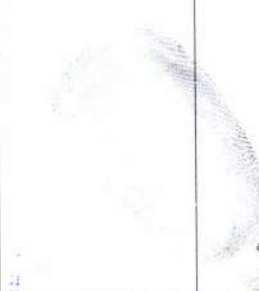
Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue





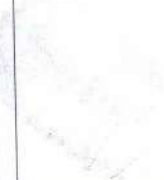





OFFICE OF THE A.D.S.R. ALIPORE, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16051000108525/2017

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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr Abhindra Day 2/3B Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24- Parganas, West Bengal, India, PIN - 700029	Seller			Abhindra Day 5.4.17
2	Mr Saumendra Nath Bhattacharya 2B Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24- Parganas, West Bengal, India, PIN - 700029	Buyer			S. Bhattacharya 05.04.2017
3	Mr Subhendra Bhattacharya 2B Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24- Parganas, West Bengal, India, PIN - 700029	Buyer			Subhendra Bhattacharya S.4.17

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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr Suniti Kumar Chatterjee 2F Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700029	Buyer			
5	Miss Sarama Chatterjee 2F Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700029	Buyer			
6	Mr Satwic Vivek Ruia 21/2 Ballygunge Place, P.O:- Ballygunge, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700019	Representative of Buyer [Swastic Promoters Private Limited]			
SI No.	Name and Address of identifier	Identifier of		Signature with date	
1	Mr Trilok Chand Naita Son of Late Mahabiar Prasad Naita 46 Sreedhar Roy Road, P.O:- Tiljala, P.S:- Tiljala, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700034	Mr Abhindra Day, Mr Saumendra Nath Bhattacharya, Mr Subhendra Bhattacharya, Mr Suniti Kumar Chatterjee, Miss Sarama Chatterjee, Mr Satwic Vivek Ruia			

(Amitava Chanda)
 ADDITIONAL DISTRICT
 SUB-REGISTRAR
 OFFICE OF THE A.D.S.R.
 ALIPORE

South 24-Parganas, West
Bengal

Govt. of West Bengal
Directorate of Registration & Stamp Revenue
e-Challan Form

GRN: 19-201718-000068392-2

Payment Mode Counter Payment

GRN Date: 04/04/2017 16:26:31

Bank : AXIS Bank

DEPOSITOR'S DETAILS

Id No. : 16051000108525/4/2017

[Query No./Query Year]

Name : Swastic Projects Private Limited
Contact No. : 09831312312 Mobile No. : +91 9831312312
E-mail :
Address : 21/2 Ballygunge Place
Swastic
Applicant Name : Mr Abhindra Day
Office Name :
Office Address :
Status of Depositor : Others
Purpose of payment / Remarks : Sale, Sale Document Payment No 4

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16051000108525/4/2017	Property Registration- Registration Fees	0030-03-104-001-16	3914
2	16051000108525/4/2017	Property Registration- Stamp duty	0030-02-103-003-02	23420
Total				27334

In Words : Rupees Twenty Seven Thousand Three Hundred Thirty Four only



Handwritten signature/initials

Note: Produce this challan to any branch of AXIS Bank. Please ensure, to make your payment within 11/04/2017 (banking hours). This challan form shall be invalid

11/04/2017

Major Information of the Deed

Deed No :	I-1605-02058/2017	Date of Registration	19/04/2017
Query No / Year	1605-1000108525/2017	Office where deed is registered	
Query Date	03/04/2017 3:39:21 PM	A.D.S.R. ALIPORE, District: South 24-Parganas	
Applicant Name, Address & Other Details	Abhindra Day 2/3B Panditiya Road, Thana : Gariahat, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9831312355, Status : Seller/Executant		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
Rs. 3,90,000/-	Rs. 3,90,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 23,430/- (Article:23)	Rs. 3,914/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Apartment Details :

District: South 24-Parganas, P.S:- Gariahat, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Panditia Road, Premises No: 2/3B, Ward No: 85, Pin Code : 700029

Sc h No.	Plot No Details	Khatian Details	Floor Area (In Sq.Ft.)	Set Forth Value (In Rs.)	Market value (In Rs.)	Other Details
A1			Super built-up : 50	3,90,000/-	3,90,000/-	Gr. Floor, Apartment Type: Flat/Apartment Residential Use , Floor Type: Marble, Age of Flat: 0 Year , Property is on Road, New Flat ,

Seller Details :

SI No	Name, Address, Photo, Finger print and Signature
1	Mr Abhindra Day Son of Late Dharendra Chandra Day 2/3B Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700029 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:ADEPD8916FStatus :Individual, Executed by: Self, Date of Execution: 05/04/2017 , Admitted by: Self, Date of Admission: 05/04/2017 ,Place : Pvt. Residence

Buyer Details :

SI No	Name, Address, Photo, Finger print and Signature
1	Mr Saumendra Nath Bhattacharya Son of Late Hemendra Nath Bhattacharya 2B Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700029 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:ADPPB1293EStatus :Individual
2	Mr Subhendra Bhattacharya Son of Late Hemendra Nath Bhattacharya 2B Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700029 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:AGFPB9596HStatus :Individual
3	Mr Suniti Kumar Chatterjee Son of Late Anil Kumar Chatterjee 2F Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700029 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:ACOPC0590RStatus :Individual

Sarama Chatterjee

Daughter of Late Anil Kumar Chatterjee 2F Panditiya Road, P.O:- Sarat Bose Road, P.S:- Gariahat, Kolkata,
 District:-South 24-Parganas, West Bengal, India, PIN - 700029 Sex: Female, By Caste: Hindu, Occupation:
 Others, Citizen of: India, PAN No.:AIZPC2298P Status :Individual

Swastic Promoters Private Limited (Private Limited Company)

21/2 Ballygunge Place, P.O:- Ballygunge, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal,
 India, PIN - 700019 PAN No.:AAHCS4892G Status :Organization

Representative 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, P.O:- Ballygunge, P.S:- Gariahat, Kolkata, District:-South 24 -Parganas, West Bengal, India, PIN - 700019, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:BIZPR8842M Status : Representative, Representative of : Swastic Promoters Private Limited (as director)

Identifier Details :

Name & address
Mr Trilok Chand Naita Son of Late Mahabiar Prasad Naita 46 Sreedhar Roy Road, P.O:- Tiljala, P.S:- Tiljala, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700034, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, Identifier Of Mr Abhindra Day, Mr Saumendra Nath Bhattacharya, Mr Subhendra Bhattacharya, Mr Suniti Kumar Chatterjee, Miss Sarama Chatterjee, Mr Satwic Vivek Ruia

Transfer of property for A1

SI.No	From	To. with area (Name-Area)
1	Mr Abhindra Day	Mr Saumendra Nath Bhattacharya-10 Sq Ft,Mr Subhendra Bhattacharya-10 Sq Ft,Mr Suniti Kumar Chatterjee-10 Sq Ft, Miss Sarama Chatterjee-10 Sq Ft,Swastic Promoters Private Limited-10 Sq Ft

Endorsement For Deed Number : I - 160502058 / 2017

4-2017

Rate 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 90,000/-



Md Shadman

**ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE**

South 24-Parganas, West Bengal

On 05-04-2017

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

Presented for registration at 18:10 hrs on 05-04-2017, at the Private residence by Mr Satwic Vivek Ruia ,

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

Execution is admitted on 05/04/2017 by 1. Mr Abhindra Day, Son of Late Dharendra Chandra Day, 2/3B Panditiya Road, P.O: Sarat Bose Road, Thana: Gariahat, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Others, 2. Mr Saumendra Nath Bhattacharya, Son of Late Hemendra Nath Bhattacharya, 2B Panditiya Road, P.O: Sarat Bose Road, Thana: Gariahat, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Others, 3. Mr Subhendra Bhattacharya, Son of Late Hemendra Nath Bhattacharya, 2B Panditiya Road, P.O: Sarat Bose Road, Thana: Gariahat, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Others, 4. Mr Suniti Kumar Chatterjee, Son of Late Anil Kumar Chatterjee, 2F Panditiya Road, P.O: Sarat Bose Road, Thana: Gariahat, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Others, 5. Miss Sarama Chatterjee, Daughter of Late Anil Kumar Chatterjee, 2F Panditiya Road, P.O: Sarat Bose Road, Thana: Gariahat, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Others

Indetified by Mr Trilok Chand Naita, , , Son of Late Mahabiar Prasad Naita, 46 Sreedhar Roy Road, P.O: Tiljala, Thana: Tiljala, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700034, by caste Hindu, by profession Others

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

Execution is admitted on 05-04-2017 by Mr Satwic Vivek Ruia, director, Swastic Promoters Private Limited (Private Limited Company), 21/2 Ballygunge Place, P.O:- Ballygunge, P.S:- Gariahat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700019

Indetified by Mr Trilok Chand Naita, , , Son of Late Mahabiar Prasad Naita, 46 Sreedhar Roy Road, P.O: Tiljala, Thana: Tiljala, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700034, by caste Hindu, by profession Others



Amitava Chanda

**ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE**

South 24-Parganas, West Bengal

04-2017

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 3,914/- (A(1) = Rs 3,900/- ,E = Rs 14/-) and Registration Fees paid by by online = Rs 3,914/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 10/04/2017 12:00AM with Govt. Ref. No: 192017180000683922 on 04-04-2017, Amount Rs: 3,914/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 25507042017SST5351260311 on 10-04-2017, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 23,420/- and Stamp Duty paid by by online = Rs 23,420/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 10/04/2017 12:00AM with Govt. Ref. No: 192017180000683922 on 04-04-2017, Amount Rs: 23,420/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 25507042017SST5351260311 on 10-04-2017, Head of Account 0030-02-103-003-02



Amitava Chanda
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

On 19-04-2017

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 Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 23,420/- and Stamp Duty paid by Stamp Rs 10/-
Description of Stamp
1. Stamp: Type: Impressed, Serial no 164716, Amount: Rs.10/-, Date of Purchase: 08/03/2017, Vendor name: S Mukherjee



Amitava Chanda
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1605-2017, Page from 53090 to 53109

being No 160502058 for the year 2017.



Digitally signed by AMITAVA CHANDA
Date: 2017.04.20 16:07:23 +05:30
Reason: Digital Signing of Deed.

(Amitava Chanda) 20-04-2017 16:07:22
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
West Bengal.

(This document is digitally signed.)

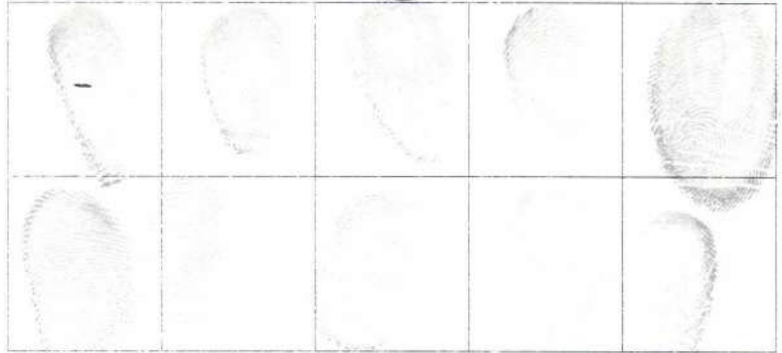
For Swastik Promoters Pvt. Ltd.

॥॥॥॥

Director

Left

Right

**RECEIVED** of and from the **PURCHASERS**

abovenamed the within mentioned amount of

RUPEES THREE LAKHS NINETY THOUSAND ONLY**RS.3,90,000/=**

in full and final payment of the consideration

amount in terms hereof as per memo below:

Date	Cheque No.	Drawn On	Amount
31.04.17	000016	Kotak Bank Ltd	6500/-
01.04.17	000015	Gariahat Rd	6500/-
		- do -	
01.04.17	000018	- do -	58,500/-
01.04.17	000019	- do -	58,500/-
02.04.17	959637	UBI, Lousooon	65,000/-
		- do -	65,000/-
02.04.17	959639	State Bank of India	65,000/-
02.04.17	491547	- do -	65,000/-
		- do -	65,000/-
			<u>3,90,000/-</u>

Witnesses:

Jay Palan
@Wit

- S. Bhattacharya

Bhattacharya
VENDOR



Signature.....
05 APR 2017
ADDL. DIST. SUB-REGISTRAR
TIRUPORE, SOUTH 24 PGS.