11459/10 I. 9152/10

भारतीय गैर न्यायिक

भारत

दस रुपये रु.10

TEN RUPEES Rs.10

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL 43AA 472026

27.10.10
S. 45
Q-27804/10

Certified that the document is admitted to registration. The signature sheet/s and the endorsement sheets attached with this document are the part of this document

Addl. Dist. Sub-Registrar
Alipore, South 24 Parganas

28 OCT 2010

V.C
4096

THIS DEED OF CONVEYANCE is made on this 27th day of October Two Thousand and Ten

BETWEEN (1) **PRATIMA DEY** wife of Late Sisir Kumar Dey, (2) **SOUMITRA DEY** son of Late Sisir Kumar Dey both presently residing at No. 54D, Hazra Road, Kolkata 700 019 PS Gariahat, (3) **RUBY DEY** wife of Late Prodyot Kumar Dey, (4) **KAKOLI DEY** daughter of Late Prodyot Kumar Dey, (5) **JAYAT KUMAR DEY** son of Late Amal Kumar Dey all presently residing at No. 54A, Hazra Road, Kolkata 700 019 PS Gariahat, (6) **SOMENDRA NATH GHOSH** son of Late

13352/7

Biswanath C

Sanjay Kumar Bali
Advocate,
10, Kiran Shankar Roy Road
Kol-69.

NAME.....
ADD/ADV.....
RS.....

12 OCT 2010
SURANJAN MUKHERJEE
Licensed Stamp Vendor
C.C. Court
24 Pgs. (S.)

For Swastic Projects Pvt. Ltd.

Director

Addl. Dist. Sub-Registrar
Alipore, South 24 Parganas

Y.C.T.1
8665
Pratima Dey

Y.C.T.1
8666
Soumitra Dey.

Y.C.T.1
8667
Ruby Dey

Y.C.T.1
8668
Kakali Dey

P.T.O

ADDL. DIST. SUB-REGISTRAR
ALIPORE, SOUTH 24 PGS.
27 OCT 2010

Biswanath Ghosh presently residing at No. 281, Jodhpur Park, Flat No. 5A, Kolkata 700 068 PS Jadavpur, (7) **SABITA DEY** daughter of Late Amal Kumar Dey presently residing at No. 54A, Hazra Road, Kolkata 700 019 PS Gariahat, (8) **SNIGDHA MITRA** wife of Late Sankar Mitra presently residing at No. 28/1, Gariahat Road (South), Kolkata 700 031 PS Jadavpur, (9) **SIPRA MITRA** wife of Sri Sobhendra Mohan Mitra presently residing at No. 17A/1, Bosepukur Road, Kolkata 700 042 PS Kasba, (10) **SUBHRA MITRA** wife of Sri Pronoy Prasun Mitra presently residing at No. 11, M. I. G. Sodepur, 24 Parganas (N), PS Khardhah West Bengal and (11) **MAHUA SINHA** wife of Late Provat Kumar Sinha presently residing at No. 4Y/1, Khelat Babu Lane, Kolkata 700 037 PS Tala hereinafter collectively referred to as the **VENDORS** (which term or expression shall unless excluded by or therebe something repugnant to the subject or context hereof shall be deemed to mean and include each of their respective heirs, executors, administrators, legal representatives and assign/s) of the **ONE PART** AND **SWASTIC PROJECTS (P) LTD.** a company within the meaning of the Companies Act, 1956 and presently having its registered office situate at No. 21/2, Ballygunge Place, Kolkata 700 019 hereinafter referred to the **PURCHASER** (which term or expression shall unless excluded by or therebe something repugnant to the subject or context hereof shall be deemed to mean and include its successors, successors -- in – interest and assign/s) of the **OTHER PART**:

WHEREAS:

A. By an Indenture dated 17th December 1945 and registered with the Sadar Registration Office at Alipore in Book No. I, volume No. 80 in pages 38 to 50 being No. 3729 of 1945 Ananda Kumar Mukherjee, Arya Kumar Mukherjee and Jyotsna Mukherjee with the consent and concurrence of Florence Mukherjee sold transferred and conveyed unto and in favour of Amal Kumar Dey **ALL THAT** the piece or parcel of land containing by ad-measurement an area of 19 cottahs 03 chittacks and 10 sq. ft. be the same a little more or less lying situate at and/or being portions of 53/3, Hazra Road and 54, Hazra Road, Calcutta (hereinafter referred to as the said **ENTIRE LAND**).

B. The said Amal Kumar Dey during his lifetime constructed a building at the said Entire Land and the same was subsequently numbered as municipal premises No. 54A, Hazra Road, Kolkata.

C. The said Amal Kumar Dey during his lifetime made and published his last will and testament dated 10th February 1966 (hereinafter referred to as the said **WILL**) whereby and wherein

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8669

Jayat Kumar Dey

V.C.T.1
8670

Arunkumar Singhal

V.C.T.1
8671

Sabita Dey

V.C.T.1
8672

Snigdha Mitra

V.C.T.1
8673

Sipra Mitra

V.C.T.1
8674

Subhra Mitra

V.C.T.1
8675

Mahua Sinha

Santo Mitra
S/o Late Sankar Mitra
28/1 Jatiahil Road (South) Boiraga
Kolkata-700031, P.S. Jadavpur

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ALIPORE, SOUTH 24 PGS.
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the said Amal Kumar Dey upon his death gave bequeathed and demised **ALL THAT** the said Entire Land with building thereon unto his five sons namely Ajit Kumar Dey, Sisir Kumar Dey, Mihir Kumar Dey, Prodyut Kumar Dey and Jayat Kumar Dey absolutely and forever subject however to the right of residence of his wife namely Kanaklata Dey into or upon one room on the first floor of the building at the said Premises during her lifetime.

D. The said Amal Kumar Dey died testate on 06th March 1966.

E. Pursuant to the demise of the said Amal Kumar Dey the executors to the said Will namely Ajit Kumar Dey, Sisir Kumar Dey and Kanaklata Dey applied for grant of probate in respect of the said Will before the District Delegate at Alipore and the same was granted on 21st April 1969 in Act 39 Case No. 120 of 968.

F. Thus, the said Ajit Kumar Dey, Sisir Kumar Dey, Mihir Kumar Dey, Prodyut Kumar Dey and Jayat Kumar Dey became the absolute Owner in the respect of the said Entire Land with the building thereon subject however to the right of residence of the said Kanaklata Dey into or upon one room on the first floor of the building at the said Premises during her lifetime.

G. By a deed of partition dated 23rd February 1981 and registered with the Sub-Registrar at Sealdah 24 Parganas (S) in book No. I, volume No. 09 in pages 120 to 152 being No. 190 of 1981 the said Ajit Kumar Dey, Sisir Kumar Dey, Mihir Kumar Dey, Prodyut Kumar Dey and Jayat Kumar Dey partitioned the said Entire Land with building thereon whereby the said Sisir Kumar Dey became absolutely entitled to Lot 'A' as mentioned therein and being the piece or parcel of land measuring about 1300 sq. ft. more or less together with the structure thereon and the remaining of the said Entire Land was allotted collectively to the said Ajit Kumar Dey, Mihir Kumar Dey, Prodyut Kumar Dey and Jayat Kumar Dey subject to demarcation of respective flats/units/areas in the building at the said Entire Land.

H. The portions of the said Entire Land belonging exclusively to the said Ajit Kumar Dey, Mihir Kumar Dey, Prodyut Kumar Dey and Jayat Kumar Dey contains by ad-measurement an area of about 06 cottahs 13 chittacks and 35 sq. ft. be the same a little more or less together with the two storied building thereon and all lying situate at and/or being municipal premises No. 54A, Hazra Road, Kolkata 700 019 PS Gariahat in ward No. 86 of the Kolkata Municipal Corporation (hereinafter referred to as the said **PREMISES**) and is morefully and particularly mentioned and described in the **FIRST SCHEDULE** hereunder written each one of them having an undivided but demarcated 01/04th part and/or share thereupon.

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27 OCT 2010

I. The said Ajit Kumar Dey was during his lifetime governed by the Dayabhaga School of Hindu Law died intestate on 02nd January 1993 leaving behind him surviving his widow namely Ila Dey and one son namely Nilotpal Dey as his only legal heirs and/or representatives.

J. The said Kanaklata Dey died on 14th October 1995 and as such her life-interest of residence into or upon the room on the first floor of the building at the said Premises came to an end.

K. The said Mihir Kumar Dey was during his lifetime governed by the Dayabhaga School of Hindu Law died intestate as a bachelor on 02nd November 1997 leaving behind him surviving his three surviving brothers namely Sisir Kumar Dey, Prodyut Kumar Dey and Jayat Kumar Dey and six sisters namely Namita Ghosh, Sabita Dey, Snigdha Mitra, Sipra Mitra, Subhra Mitra and Mahua Sinha as his only legal heirs and/or representatives.

L. The said Sisir Kumar Dey was during his lifetime governed by the Dayabhaga School of Hindu Law died intestate on 02nd March 2001 leaving behind him surviving his widow namely Pratima Dey and only son namely Soumitra Dey as his only legal heir and/or representative.

M. The said Prodyut Kumar Dey was during his lifetime governed by the Dayabhaga School of Hindu Law died intestate on 12th January 2006 leaving behind him surviving his widow namely Ruby Dey and one daughter namely Kakoli Dey as his only legal heirs and/or representatives.

N. The said Namita Ghosh was during her lifetime governed by the Dayabhaga School of Hindu Law died intestate on 24th December 2008 leaving behind her surviving her only son namely Somendra Nath Ghosh as her only legal heir and/or representative.

O. Portions of the said Premises are presently under the occupation of three tenants (hereinafter referred to as the said **TENANTS**) details of all are mentioned in the **SECOND SCHEDULE** hereunder written.

P. The Vendors herein are desirous of selling and transferring **ALL THAT** the undivided **01/04th** part and/or share in the said Premises (hereinafter referred to as the said **UNDIVIDED SHARE**) morefully and particularly mentioned and described in the **THIRD SCHEDULE** hereunder written that they had inherited from the said Mihir Kumar Dey at or for the total composite consideration of Rs.18,00,000/= (Rupees Eighteen Lacs) only.

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27 OCT 2010

Q. Jayat Kumar Dey, Ila Dey, Nilotpal Dey, Ruby Dey and Kakoli Dey have already entered into necessary arrangements with the Purchaser herein in respect of the remaining 03/04th part and/or share into or upon the said Premises in accordance with their respective shares into or upon the said Premises that they became entitled to in accordance with the distribution made under the Last Will & Testament dated 10th February 1966 of the Late Amal Kumar Dey and the deed of partition dated 23rd February 1981.

R. The Vendors herein have agreed to sell and transfer and the Purchaser has agreed to purchase and acquire **ALL THAT** the said Undivided Share at or for the composite consideration of Rs.18,00,000/= (Rupees Eighteen Lacs) only free from all encumbrances, charges, liens, lispendens, attachments, trusts, mortgages whatsoever and/or howsoever but subject however to the said Tenants only.

S. The Purchaser has made payment of the consideration amount as aforementioned and has now requested the Vendors to sign and execute the deed of conveyance in its favour.

NOW THIS INDENTURE WITNESSETH.

In pursuance of the said agreement and in consideration of the said sum of **Rs.18,00,000/= (Rupees Eighteen Lacs) only** of the lawful money of the Union of India well and truly and sufficiently and effectively paid by the Purchaser 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) they the Vendors do hereby acquit release and discharge the Purchaser and the said Undivided 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 undivided **01/04th (one-fourth)** part and/or share (hereinafter referred to as the said **UNDIVIDED SHARE** and the same is morefully and particularly described in the **THIRD SCHEDULE** hereunder written) into or upon **ALL THAT** the piece or parcel of land containing by ad-measurement an area of about **06 (six) cottahs 13 (thirteen) chittacks and 35 (thirty five) sq. ft.** be the same a little more less together with the two storied building and other structures standing thereon lying situate at and/or being municipal premises No. **54A, Hazra Road, Kolkata 700 019** PS Gariahat in ward No. 86 of the Kolkata Municipal Corporation (hereinafter referred to as the said **PREMISES**) and the same is morefully and particularly described in the **FIRST 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

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with the intent and object that the Vendors Nos. 1, 2, 6, 7, 8, 9, 10 and 11 have ceased to have any right title interest claim and/or demand of any nature whatsoever and/or howsoever into or upon the said Premises or any or every part thereof and the Vendors Nos. 3, 4 & 5 have ceased to have any right title interest claim and/or demand of any nature whatsoever and/or howsoever into or upon the said Undivided Share or any or every part thereof **TOGETHER WITH** all ways paths passages boundary walls drains water courses light liberties rights privileges easements advantages appendages and appurtenances whatsoever and/or howsoever to the extent of the said Undivided Share 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 Premises **AND TOGETHER WITH** the right for the Purchaser and/or its successors in title owners or occupiers for the time being of the said Undivided 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 Premises and all and every and entire right title interest claim demand estate whatsoever and/or howsoever of the Vendors Nos. 1, 2, 6, 7, 8, 9, 10 and 11 of in and into or upon the said Premises and/or any part or portion of the said Premises mentioned in the First Schedule hereunder written and every part thereof including the said Undivided Share being hereby sold transferred conveyed assured and assigned and/or intended so to be and of the Vendors Nos. 3, 4 & 5 of in and into or upon the said Undivided Share in to or upon the said Premises mentioned in the First Schedule hereunder written and every part thereof including the said Undivided Share 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 Premises and/or any part thereof which now are or may hereafter shall and/or may be in possession control custody and/or management of any of the Vendors and/or any other co-sharer into or upon the said Premises **AND TO HAVE AND TO HOLD** the said Undivided Share being hereby sold transferred granted conveyed assured and assigned and/or so otherwise expressed and/or intended so to be unto and in use of the Purchaser hereafter and forever in the manner as aforesaid free of all encumbrances, charges, liens, lispendens, attachments, trusts, mortgages, trespassers, occupiers, easements, impediments **BUT SUBJECT** to the said Tenants only.

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II. **THE VENDORS DO 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 are lawfully and/or otherwise absolutely seized and possessed of otherwise sufficiently entitled to **ALL THAT** the said Undivided 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 do hereby profess to transfer subsists and that the Vendors have good right full power absolute and indefeasible authority and title to sell grant convey transfer assign and assure the said Undivided 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 Undivided 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 any of them having lawfully and/or equitably any claim estate right title demand and/or interest whatsoever and/or howsoever into or upon the said Undivided 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 and/or any one or more of them.

d) **THAT**, the said Undivided Share and/or the said Premises 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 Undivided Share or any part thereof shall and will from time to time and at all material times hereafter upon

ADDL. DIST. SUB-REGISTRAR
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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 Undivided 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.

f) **THAT**, the Vendors shall unless prevented by fire or some other inevitable accident from time to time and at all material times hereafter upon every reasonable request and at the cost of the Purchaser make do produce or cause to be made done produced to the Purchaser or their Attorney and/or agents at any trial commission, examination tribunal court board authority firm for inspection or otherwise as occasion shall require all or any of the deeds documents and writings in respect of the said Premises if those in possession the Vendors AND ALSO shall at the like request deliver to the Purchaser such attested or other true copies of them as the Purchaser may requires and will in the mean time unless prevented as aforesaid keep the said deeds and writings safe un-obliterated and un-cancelled.

g) **THAT**, the Vendors Nos. 1, 2, 6, 7, 8, 9, 10 and 11 have ceased to have any right title interest claim and/or demand of any nature whatsoever and/or howsoever into or upon the said Premises or any or every part thereof and the Vendors Nos. 3, 4 & 5 have ceased to have any right title interest claim and/or demand of any nature whatsoever and/or howsoever into or upon the said Undivided Share or any or every part thereof and any right of any nature accruing shall now belong to the Purchaser exclusively.

THE FIRST SCHEDULE ABOVE REFERRED TO

(PREMISES)

ALL THAT the piece or parcel of land containing by ad-measurement an area of about **06 (six) cottahs 13 (thirteen) chittacks and 35 (thirty five) sq. ft.** be the same a little more or less together with the two storied building and other structures standing thereon and lying situate at and/or being municipal premises **No. 54A, Hazra Road, Kolkata 700 019** PS Gariahat in ward No. 86 of the Kolkata Municipal Corporation of the Kolkata Municipal Corporation and is butted and bounded in the manner as follows: -

ON THE NORTH : Partly by KMC Road, partly by municipal premises No. 54D, Hazra Road and partly by municipal premises No. 53/2/4B, Hazra Road;

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ON THE SOUTH : By municipal premises No. 37A, Garcha Road;

ON THE EAST : Partly by municipal premises No. 53/2/4A, Hazra Road and partly by municipal premises No. 53/2/4B, Hazra Road;

ON THE WEST : By No. 54/1, Hazra Road;

OR HOWSOEVER OTHERWISE the same are is was or were heretofore-butted bounded called known numbered described or distinguished and the same is also shown on the map or plan annexed hereto and is delineated within **RED** borders thereon.

THE SECOND SCHEDULE ABOVE REFERRED TO

(TENANTS)

	Name	Location	Area Sq. Ft.	Rent Rs.
1.	Asoke Kumar Dey	Eastern side of 1st floor	100	300/=
2.	United Organisation	Eastern side of ground floor	1200	1,275/=
3.	Dilip Ghosh	Western side of 1st floor & Eastern side of 1st floor	200 115	2,750/= 1,000/=
4.	Sekhar Dutta	Eastern side of Ground floor	115	500/=

THE THIRD SCHEDULE ABOVE REFERRED TO

(UNDIVIDED SHARE)

ALL THAT the undivided **01/04th (one-fourth)** part and/or share into or upon the said Premises referred to in the First Schedule above.

ADDL. DIST. SUB REGISTRAR
ALI ... 24 PGS.
27 OCT 2010

IN WITNESS WHEREOF we the parties hereto have hereunto set and subscribed our respective hands on the day month and year first above written.

SIGNED SEALED AND DELIVERED

by the **VENDORS** at Kolkata

in the presence of:

Sanjo Mitra
28/1 Gariahat Road (South)
Kolkata-700031
Sobhendra Mohan Mitra
MA/1 Bose Pukur Road
Cal-42

1. Pratima Dey
2. Soumitra Dey.
3. Lily Dey
4. Kakali Dey
5. Jayat Kumar Dey
6. Somnath Ghosh
7. Sabita Dey
8. Snigdha Mitra
9. Sipra Mitra
10. Subhra Mitra
11. Mahua Sinha

SIGNED SEALED AND DELIVERED

by the **PURCHASER** at Kolkata

in the presence of:

UDAY JALAN
135, B.R.B. BASU ROAD
KOLKATA-700001

For Swastic Projects Pvt. Ltd.

Director

Drafted by me
Dilip Kumar Pal
Advocate
High Court, Calcutta

ADDL. REGISTRAR
PGS.
27 OCT 2010

54A, Hazra Road, Kolkata

	LEFT					
	RIGHT					

Bratimar Dey	LEFT					
	RIGHT					

Soumitra Dey	LEFT					
	RIGHT					

Lily Dey	LEFT					
	RIGHT					

Kakoli Dey	LEFT					
	RIGHT					

ADDL. DIST. SUB-REGISTRAR
24 PGS.

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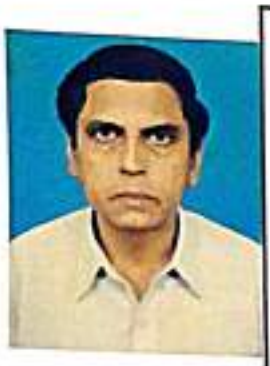
54A, Hazra Road, Kolkata



Tapatkumar Dey

LEFT

RIGHT

LEFT

RIGHT

Sabita Dey

LEFT

RIGHT

Snigdha Mitra

LEFT

RIGHT

Sipra Mitra

LEFT

RIGHT

ADDL. DIST. SUB-REGISTRAR
ALIPORE SOUTH 24 PGS.
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54A, Hazra Road, Kolkata

Sulekha Mitra

LEFT					
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Mahua Sinha

LEFT					
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AFFIX PHOTO

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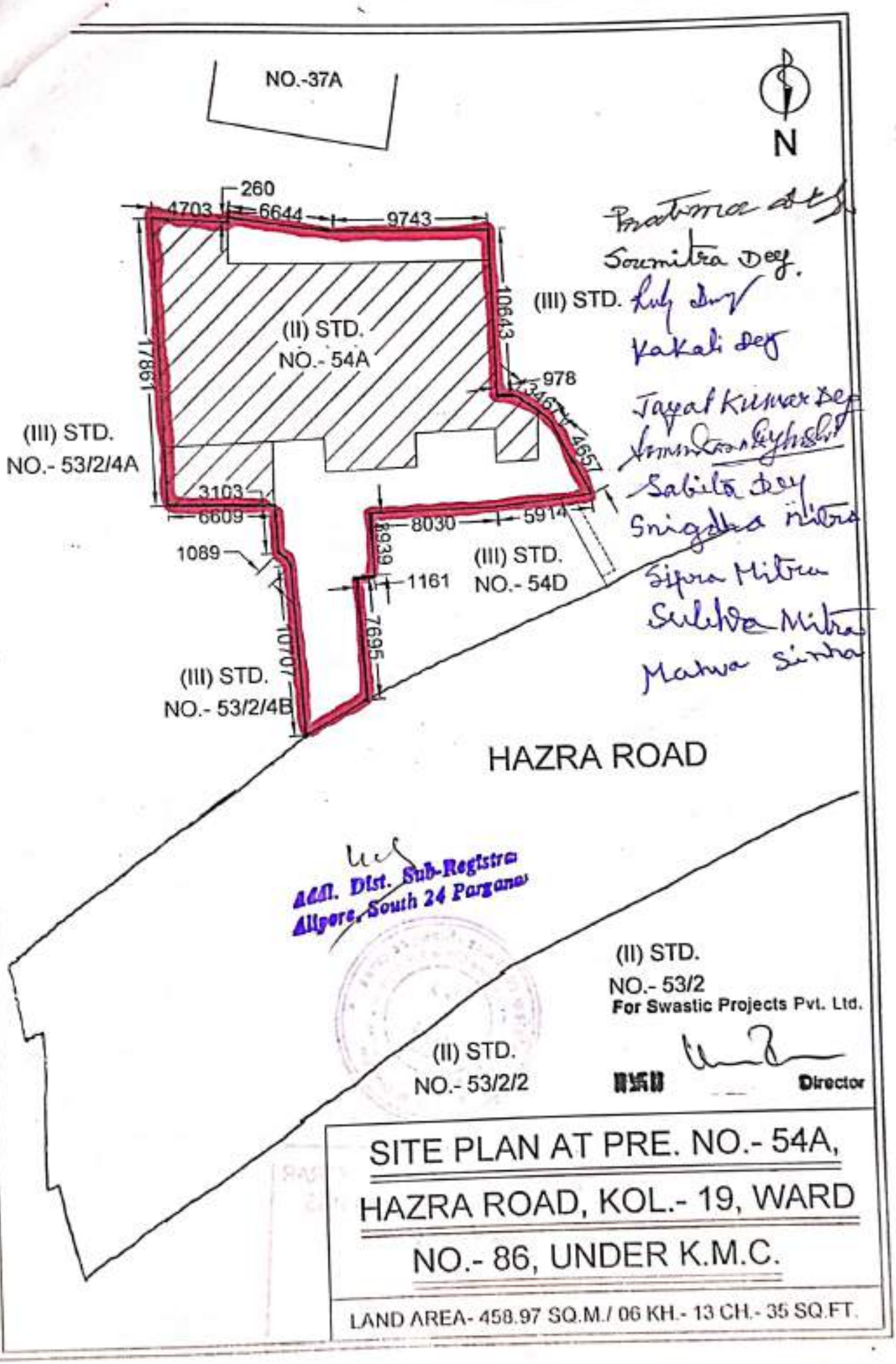
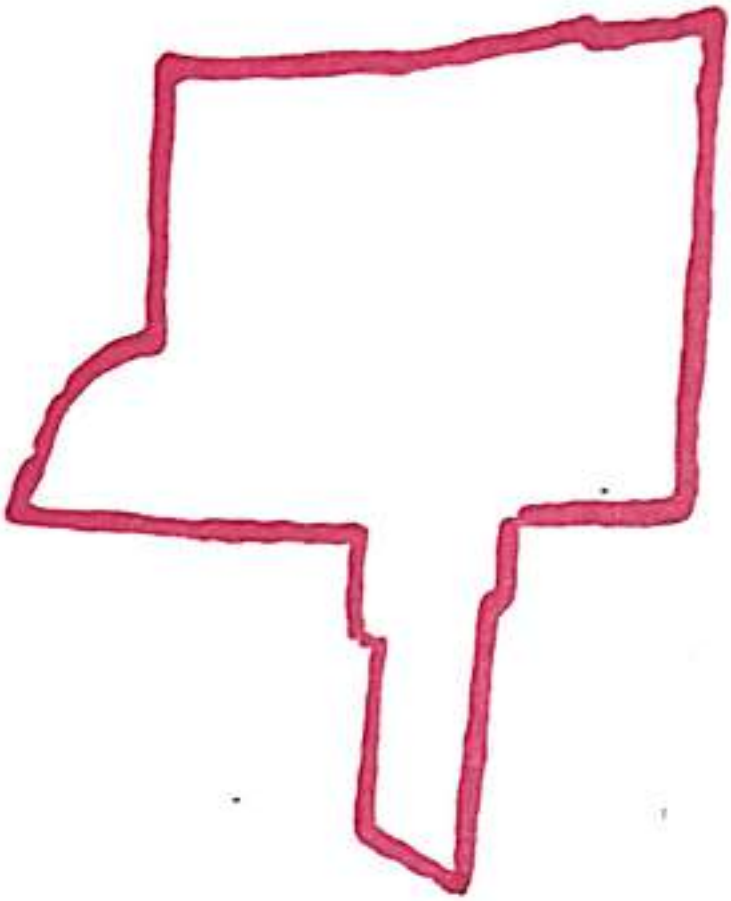
ADDL. DIST. SUB-REGISTRAR
ALIPORE SOUTH 24 PGS.
27 OCT 2010



SITE PLAN AT PRE. NO.- 54A, HAZRA ROAD, KOL.- 19, WARD NO.- 86, UNDER K.M.C.

LAND AREA- 458.97 SQ.M./ 06 KH.- 13 CH.- 35 SQ.FT.



ASST. DIST. SUB-REGISTRAR
24 PGS.

27 OCT 2010

Government Of West Bengal

Office Of the A. D. S. R. ALIPORE
District:-South 24-Parganas

Endorsement For Deed Number : I - 09152 of 2010

(Serial No. 11459 of 2010)

On 27/10/2010

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

Presented for registration at 17.45 hrs on :27/10/2010, at the Private residence by Vivek Ruia ,Claimant.

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

Execution is admitted on 27/10/2010 by

1. Pratima Dey, wife of Lt Sisir Kumar Dey , 54 D, Hazra Road, Kolkata, Thana:-Gariahat, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 , By Caste Hindu, By Profession : ----
2. Soumitra Dey, son of Lt Sisir Kumar Dey , 54 D, Hazra Road, Kolkata, Thana:-Gariahat, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 , By Caste Hindu, By Profession : ----
3. Ruby Dey, wife of Lt Prodyut Kumar Dey , 54 A, Hazra Road, Kolkata, Thana:-Gariahat, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 , By Caste Hindu, By Profession : ----
4. Kakoli Dey, daughter of Lt Prodyut Kumar Dey , 54 A, Hazra Road, Kolkata, Thana:-Gariahat, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 , By Caste Hindu, By Profession : ----
5. Jayat Kumar Dey, son of Lt Amal Kumar Dey , 54 A, Hazra Road, Kolkata, Thana:-Gariahat, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 , By Caste Hindu, By Profession : ----
6. Somendra Nath Ghosh, son of Lt Biswanath Ghosh , Flat No:5 A, 281, Jodhpur Park, Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700068 , By Caste Hindu, By Profession : ----
7. Sabita Dey, daughter of Lt Amal Kumar Dey , 54 A, Hazra Road, Kolkata, Thana:-Gariahat, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 , By Caste Hindu, By Profession : ----
8. Snigdha Mitra, wife of Lt Sankar Mitra , 28/1, Gariahat Road (South), Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700031 , By Caste Hindu, By Profession : ----
9. Sipra Mitra, wife of Sobhendra Mohan Mitra , 17 A/1, Bose Pukur Road, Kolkata, Thana:-Kasba, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700042 , By Caste Hindu, By Profession : ----
10. Subhra Mitra, wife of Pranay Prasun Mitra , 11, M. I. G. Sodepur, Thana:-Khardaha, District:-North 24-Parganas, WEST BENGAL, India, P.O. :- , By Caste Hindu, By Profession : ----

(Utpal Kumar Basu)
ADDITIONAL DISTRICT SUB-REGISTRAR

অতিরিক্ত জেলা সাব-নিবন্ধকের কোর্ট
Additional District Sub-Registrar
South 24 Parganas

Government Of West Bengal
Office Of the A. D. S. R. ALIPORE
District:-South 24-Parganas

Endorsement For Deed Number : I - 09152 of 2010

(Serial No. 11459 of 2010)

11. Mahua Sinha, wife of Lt Pravat Kumar Sinha , 4 Y/1, Khelat Babu Lane, Kolkata, Thana:-Tala, District:-North 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700037 , By Caste Hindu, By Profession : ----

    Identified By Santo Mitra, son of Lt Sankar Mitra, 28/1, Gariahat Road (South), Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700031 , By Caste: Hindu, By Profession: Business.

12. Vivek Ruia
    Director, Swastic Projects (P) Ltd., 21/2, ballygunge place, Kolkata, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700019 .
    , By Profession : ----

    Personally known to me.

(Utpal Kumar Basu)
ADDITIONAL DISTRICT SUB-REGISTRAR

On 28/10/2010

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 : 23,5 of Indian Stamp Act 1899.

Payment of Fees:

Fee Paid in rupees under article : A(1) = 64009/- ,E = 14/- on 28/10/2010

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.-5819142/-

Certified that the required stamp duty of this document is Rs.- 407360 /- and the Stamp duty paid as: Impresive Rs.- 10/-

Deficit stamp duty

Deficit stamp duty Rs. 407360/- is paid, by the draft number 764878, Draft Date 11/10/2010, Bank Name State Bank of India, Brabourne Road, Kolkata, received on 28/10/2010

(Utpal Kumar Basu)
ADDITIONAL DISTRICT SUB-REGISTRAR

(Utpal Kumar Basu)
ADDITIONAL DISTRICT SUB-REGISTRAR

অতিরিক্ত জেলা সমন্বয় - নিবন্ধকের দপ্তর
Seal of the Additional District Sub-Registrar
South 24 Parganas
আলিপুর, দঃ ২৪পরগনা

RECEIVED
PURCHA
RUPEES

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 39
Page from 1526 to 1545
being No 09152 for the year 2010.

(Utpal Kumar Basu) 28-October-2010
ADDITIONAL DISTRICT SUB-REGISTRAR
Office of the A. D. S. R. ALIPORE
West Bengal

RECEIVED of and from the withinnamed

PURCHASER the withinmentioned sum of

RUPEES EIGHTEEN LACS ONLY **RS.18,00,000/=**

being the total Consideration in terms

hereof and paid in the manner as follows:

MEMO OF CONSIDERATION

Date	Pay Order No.	Drawn on	Amount Rs.	In favour of
26.10.2010	002397	Standard Chartered Bank, 21, Old Court House Street, Kolkata 700 001	1,00,000/=	Pratima Dey
26.10.2010	002398	- Do -	1,00,000/=	Soumitra Dey
26.10.2010	002399	- Do -	1,00,000/=	Ruby Dey
26.10.2010	002400	- Do -	1,00,000/=	Kakoli Dey
26.10.2010	002396	- Do -	2,00,000/=	Jayat Kumar Dey
26.10.2010	002394	- Do -	2,00,000/=	Somendra Nath Ghosh
26.10.2010	002393	- Do -	2,00,000/=	Sabita Dey
26.10.2010	002392	- Do -	2,00,000/=	Snigdha Mitra
26.10.2010	002391	- Do -	2,00,000/=	Sipra Mitra
26.10.2010	002390	- Do -	2,00,000/=	Subhra Mitra
26.10.2010	002395	- Do -	2,00,000/=	Mahua Sinha
(Rupees Eighteen Lacs) only			Rs.18,00,000/=	

WITNESSES:

Santo Mitra
Sobhendra Kumar Mitra

1. Pratima Dey
2. Soumitra Dey.
3. Ruby Dey
4. Kakali Dey
5. Jayat Kumar Dey
6. Somendranath Ghosh.
7. Sabita Dey
8. Snigdha Mitra
9. Sipra Mitra
10. Subhra Mitra
11. Mahua Sinha

VENDORS

ADDL. DIST. SUB-REGISTRAR
ALIPORE, 24 PGS.

27 OCT 2010