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4931/2020



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

AA 471256

30/12/20  
G-2/1761757

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

*[Signature]*  
Additional District Sub-Registrar  
Garia South 24 Parganas

30 DEC 2020

DEED OF SALE

This DEED OF SALE is made on this 30<sup>th</sup>... day of DECEMBER, 2020 (Two Thousand and Twenty)

BETWEEN

SL. NO. 16861 Dt. 18/12/2020

NAME.....Soma Chakraborty  
Advocate

ADDRESS.....Barapur CIVI Court

RS. 50/-

TANMOY KAR PURKAYASTHA  
(STAMP VENDOR)  
ALIPORE POLICE COURT  
KOLKATA-27



Identified by me -

Debolkrata Mazumdar.

S/o - late Santosh Kumar Mazumdar

159 Garia Station Road

Kol - 700084

Service

Additional District Sub-Registrar  
Garia South 24 Parganas

30 DEC 2020

**SMT. SIKHA BANERJEE**, (PAN - BIDPB1790E), (Aadhaar No. 2224 3195 9962), wife of Sri Ashok Banerjee, daughter of- Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami, by faith- Hindu, by occupation- Housewife, by nationality- Indian, residing at residing at Mishrapara Road, P.O.- Rajpur, P.S.- Sonarpur, Kolkata- 700149, District - South 24 Parganas, hereinafter referred to and called as the "**OWNER/VENDOR**" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the **FIRST PART**,

**AND**

**GREENERY INFRATECH PVT. LTD.**, (PAN - AAICG4016D), a registered company registered under the Companies Act vide CIN No. U70100WB2020PTC238212 having its registered office at 86B/2, Topsia Road, South, Flat No. 3D, Third Floor, Kolkata- 700046, District - South 24 Parganas by its Authorized Signatory, **SRI AMIT GANGULY**, (PAN NO. AJEPG3746R) (Aadhar No. 2726 8086 1832), son of Late Ranjit Ganguly, residing at 174, Garia Station Road, P.O.-Garia, P.S. Narendrapur, Kolkata- 700084, District - South 24 Parganas, hereinafter referred to and called as the "**PURCHASERS**" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include its nominee, office bearer, agents, administrators, legal representatives and assigns) of the **SECOND PART** ;

**WHEREAS**, ALL THAT undivided **land measuring 3 decimal** more or less with a **brick built tile shed structure measuring about 100 sq. ft.** comprised of Vendor's joint 1/12<sup>th</sup> share of land measuring 8 decimal in **R.S. Dag No. 639** under RS Khatian No. 10 i.e. **0.6668 decimal**, 18 decimal in **R.S. Dag No. 604** under RS Khatian 6 i.e. **1.5 decimal**, 8 decimal in **R.S. Dag No. 599** under RS Khatian No. 1327 i.e. **0.6666 decimal** and 2 decimal in **R.S. Dag No. 602** under RS Khatian No.



Additional District Sub Registrar,  
Mysore District, Mysore

30 DEC 2008

1605, 1628, 1828, i.e. **0.1666 decimal** all under Mouza- Barhans Fartabad, J.L. No. 47, Police Station - Narendrapur (Previously Sonarpur), ADSR - Garia (previously Sonarpur), within Rajpur-Sonarpur Municipality Ward No.- 28, presently portion of **Municipal Holding No. 96, Paschim Mahamayapur Road**, District - 24 Parganas (South), with 1/12 share in 1200 sq. ft. tile shed structures thereon more fully and more particularly described in the Schedule hereunder is the subject matter of this Deed of Sale ;

**AND WHEREAS**, Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami, son of Monimohon Goswami had been the absolute owner, title holder and possessor in respect of land measuring about 18 decimal in RS Dag No. 604, 8 decimal in RS Dag No. 639, 8 decimal in R.S. Dag No. 599 and his name was duly recorded in the RS ROR and finally published in RS Khatian Nos. 6, 10 and 1327 respectively of Mouza - Barhans Fartabad ;

**AND WHEREAS**, the said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami, with Sri Sindhu Charan Adhikary Goswami and Sri Uday Kumar Adhikary Goswami jointly had been the absolute owner, title holder and possessor in respect of land measuring about 36 decimal in R.S. Dag No. 602 and their names was duly recorded in the RS ROR and finally published in RS Khatian Nos. 1605, 1628 and 1828 with their other properties;

**AND WHEREAS**, the said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami, Sri Sindhu Charan Adhikary Goswami and Sri Uday Kumar Adhikary Goswami while possessing their said landed properties by executing a Deed of Partition dated 05-05-1961 seperated their properties by metes and bounds and the said Deed was registered in the office of the SR Baruipur and recorded in Book No. 1, Volume No. 55, Pages 131 to 139, Deed No. 3868 for the year 1961;



Additional District Sub-Registrar  
Ganik South 24 Parganas

30 DEC 2020

**AND WHEREAS**, the said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami thus by virtue of the said Partition deed became the absolute owner of demarcated 19 decimal land in RS Dag No. 602 along with other landed properties, Sri Sindhu Charan Adhikary Goswami and Sri Uday Kumar Adhikary Goswami was jointly allotted 15 decimal land in RS Dag No. 602 and 2 decimal land of Dag No. 602 was kept as passage;

**AND WHEREAS**, the said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami while possessing the said 19 decimal land in Dag No. 602 by executing Deed No. 7987 for the year 1993 of ADSR Sonarpur gifted 9 decimal land in Dag No. 602 with other properties and by executing Deed No. 7960 for the year 1993 of ADSR Sonarpur gifted 8 decimal land in Dag No. 602 with other properties to his son Tapan Goswami, and said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami retained 2 decimal land of RS Dag No. 602 to himself;

**AND WHEREAS**, the said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami while possessing his land measuring 18 decimal in RS Dag No. 604 under RS Khatian 6, land measuring 8 decimal in RS Dag No. 639 under RS Khatian 10, land measuring 8 decimal in R.S. Dag No. 599 under RS Khatian No. 1327 and land measuring 2 decimal in RS Dag No. 602 under RS Khatian No. 1605, 1628, 1828 of Mouza - Barhans Fartabad, died intestate on 25.05.1998 and that of his wife Smt. Binapani Goswami on 15.05.1997 leaving behind their 2 (two) sons namely (1) Swapan Goswami, (2) Tapan Goswami and 10 (Ten) daughters namely (1) Smt. Bhabani Sardar, wife of Sri Nitya Gopal Sardar, (2) Smt. Shibani Banerjee, wife of Sri Gobinda Banerjee, (3) Smt. Santi Naskar, wife of Late Bancha Ram Naskar, (4) Smt. Sandhya Chatterjee, wife of- Late Biswanath Chatterjee, (5) Smt. Chaya Nandi, wife of Sri Gopal Nandi, (6) Smt. Arati Maitra, wife of- Sri



Additional District Collector  
Pudukottai

30 DEC 2020

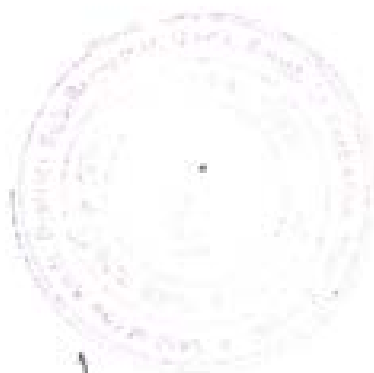


Ashis Maitra, (7) Smt. Ila Chatterjee, wife of- Sri Sambhu Nath Chatterjee, (8) Smt. Sikha Banerjee, wife of- Sri Ashok Banerjee, (9) Smt. Shila Bhattacharjee, wife of- Sri Nihar Bhattacharjee, (10) Smt. Lakshmi Sett, wife of- Sri Sujit Sett as their only legal heirs and successors each of whom inherited and became the owner of the properties left by said Sri Barendra Chandra Goswami @ Barun Goswami @ Barendra Nath Goswami having 1/12<sup>th</sup> share each over the same;

**AND WHEREAS** thus the said Sikha Banerjee, Vendor/First Part herein became one of the joint owners having undivided 1/12<sup>th</sup> share of the land total measuring an area of about 36 decimal which is equivalent to more or less 03 decimal be the same a little more or less with a brick built tile shed structure measuring about 100 sq. ft. and she is possessing the same by doing various acts of possession free from all sorts of encumbrances.

**AND WHEREAS** the VENDOR/FIRST PART herein, due to her urgent need of money offered to sale her said property mentioned in the SCHEDULE hereunder at a Total sum of Rs. 19,00,000/- (Nineteen Lacs) only free from all sorts of encumbrances which the PURCHASERS herein agreed to purchase at a total consideration price of Rs. 19,00,000/- (Nineteen Lacs) only;

**NOW THIS DEED OF SALE WITNESSETH** that pursuant to the aforesaid agreement and in consideration of the said sum of Rs. 19,00,000/- (Nineteen Lacs) only, paid to the VENDOR by the PURCHASER at or before the execution of these presents (the receipt whereof the VENDOR doth hereby, as well as by the memo of consideration hereunder written, admit and acknowledge and of and from the same and every part thereof doth hereby acquit, release and forever discharge the PURCHASERS as well as the said land and structure hereby conveyed, the VENDOR doth hereby convey, transfer, sell, assure and assign, free from all encumbrances, unto and to the use



Additional District Sub-Registrar  
Garia South 24 Parganas

30 DEC 2020

of the said PURCHASERS, ALL THAT undivided land measuring 3 decimal more or less with a brick built tile shed structure measuring about 100 sq. ft. comprised of Vendor's joint 1/12<sup>th</sup> share of land measuring 8 decimal in **R.S. Dag No. 639** under RS Khatian No. 10 i.e. **0.6668 decimal**, 18 decimal in **R.S. Dag No. 604** under RS Khatian 6 i.e. **1.5 decimal**, 8 decimal in **R.S. Dag No. 599** under RS Khatian No. 1327 i.e. **0.6666 decimal** and 2 decimal in **R.S. Dag No. 602** under RS Khatian No. 1605, 1628, 1828, i.e. **0.1666 decimal** all under Mouza-Barhans Fartabad, J.L. No. 47, Police Station - Narendrapur (Previously Sonarpur), ADSR - Garia (previously Sonarpur), within Rajpur-Sonarpur Municipality Ward No.- 28, District - 24 Parganas (South), with 1/12 share in 1200 sq. ft. tile shed structures thereon more fully described in the Schedule hereunder together with all sorts of easement rights attached thereto together with all areas, facilities and amenities attributable thereto whatsoever or howsoever otherwise the said land, structure, hereditaments and premises are or were situate, butted, bounded, called, known, numbered, described or distinguished, together with all yards, courtyards, sewers, courses, and all other benefits and advantages of ancient and other lights, rights, liberties, privileges, easements and appurtenances whatsoever to the said land, hereditaments and premises belonging or appertaining thereto or usually held or enjoyed therewith or reputed to belong to or appurtenant thereto and all easements thereon and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, together with the documents of title exclusively relating to the said land, hereditaments and premises and all the estate, right, title, interest, property, claim and demand whatsoever both at law and in equity of the VENDOR into or upon the said land, hereditaments and premises or any part thereof and also all other usual rights of easement, TO HAVE AND TO HOLD the said land, hereditaments and premises hereby granted, transferred, conveyed, assigned and assured or expressed or intended so to be, unto and to the use of the said PURCHASER absolutely and



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forever free from all encumbrances whatsoever and the VENDOR doth hereby covenant with the said PURCHASER that notwithstanding any act, deed, matter or thing by the said VENDOR or his predecessors in title, done and executed or knowingly suffered to the contrary, the said VENDOR now has good right, full and absolute power and authority, indefeasible and absolute title, as and for an estate in fee simple in possession or and for an estate equivalent thereto in the said land, hereditaments and premises hereby granted, transferred and conveyed, assigned and assured or expressed or intended so to be, unto and to the use of the said PURCHASER in the manner aforesaid and the PURCHASER shall and may at all times hereafter peaceably and quietly enter upon and enjoy and possess the said land, hereditaments and premises, mutate their names in the concern Municipality and the BL & LRO in respect of the land purchased by them and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim or demand whatsoever from or by the said VENDOR and her assigns or by any person or persons lawfully and equitably claiming from, under or in trust for the VENDOR, and the PURCHASER are well and sufficiently saved, defended and kept harmless and indemnified from and against all claims, charges, liens, lis-pendens, debts, attachments, executions, liabilities and encumbrances whatsoever created, made, done, occasioned or suffered by the VENDOR and all person or persons lawfully or equitably claiming from, under or in trust for the VENDOR, and further the said VENDOR and all person or persons having or lawfully or equitably claiming any estate or any part thereof from, under or in trust for the VENDOR shall and will from time to time and at all times hereafter, at the request and cost of the PURCHASERS, do and execute all such acts, deeds, matters and things as may be required for further and more perfectly assuring and confirming the said land, structure, hereditaments and premises or any part thereof unto and to the use of the said PURCHASERS in the manner as aforesaid and the said VENDOR doth hereby covenant with



Additional District Sub-Registrar  
Garia South 24 Parganas

30 DEC 2020

the said PURCHASERS, its successors-in-interest, agents and assigns that the VENDOR will, unless prevented by fire or other inevitable accidents, from time to time and at all times hereafter, at the request and costs of the PURCHASERS, produce or cause to be produced to the PURCHASERS or its agents or at any trial, proceeding, hearing, commission, examination or on other occasions, the deeds and documents relating to the said land, hereditaments and premises as might still lie with them, for the purpose of showing title to the same or any part thereof and also at the like request and costs, deliver or cause to be delivered unto the said PURCHASERS, its executors, agents, successor-in-interest, representatives, and assigns such attested or other copies of extract from the such deeds and documents as he or they may require and will in the meantime, unless prevented as aforesaid, keep the said deeds safe, unobliterated and uncanceled .

#### SCHEDULE

ALL THAT undivided land measuring 03 decimal more or less with a brick built tile shed structure measuring about 100 sq. ft. comprised of Vendor's joint 1/12<sup>th</sup> share of land measuring 8 decimal in **R.S. Dag No. 639** under RS Khatian No. 10 i.e. 0.6668 decimal, 18 decimal in **R.S. Dag No. 604** under RS Khatian 6 i.e. 1.5 decimal, 8 decimal in **R.S. Dag No. 599** under RS Khatian No. 1327 i.e. 0.6666 decimal and 2 decimal in **R.S. Dag No. 602** under RS Khatian No. 1605, 1628, 1828, i.e. 0.1666 decimal all under Mouza- Barhans Fartabad, J.L. No. 47, Police Station - Narendrapur (Previously Sonarpur), ADSR - Garia (previously Sonarpur), with 1/12 share in 1200 sq. ft. tile shed structures thereon within Rajpur Sonarpur Municipality Ward No.- 28, presently portion of **Municipal Holding No. 96, Paschim Mahamayapur Road**, Kolkata - 700084, District - 24 Parganas (South), the total property is butted and bounded by :

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Additional District Sub-Registrar  
Garha South 24 Parganas

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**ON THE NORTH** : Land of RS Dag No. 606, 605, 601, 600;  
**ON THE SOUTH** : Land of RS Dag No. 598, 642;  
**ON THE EAST** : Land of RS Dag No. 643, 644, 648;  
**ON THE WEST** : 23 ft. wide Road and land of RS Dag No. 601;

**IN WITNESS WHEREOF** the Parties have put their signature and seals hereto on the day, month and year first above written.

Signed, Sealed and Delivered

In Presence of

**WITNESSES**

1. Adib Sen  
7. N. L. Mitra Lane  
KOL-40

2. Behobrata Meherdra  
159 Garia Station Road  
KOL-84

Sikha Banerjee.

**SIGNATURE OF THE OWNER/VENDOR**





Additional Dist. Div. Reg.  
Gelia Soum Za Farganay

30 DEC 2020

**MEMO**

**RECEIVED** a sum of **Rs. 19,00,000/- (Nineteen Lacs)** only from the within named Purchasers in the following manner :

SL.	DATE	R.T.G.S. NO.	NAME	AMOUNT (RS.)
1.			Sikha Banerjee	19,00,000/-
			<b>TOTAL</b>	<b>19,00,000/-</b>

**WITNESSES:-**

1. Aditi Sen

Sikha Banerjee.

2. Keshabrita Majumdar.

**SIGNATURE OF THE OWNER/VENDOR**

**Drafted by:-**



**SOMA CHAKRABORTY**

Advocate.

Baruipur Civil Court

WB - 2618/99





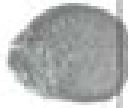

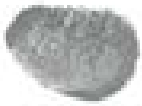




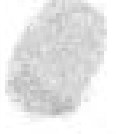

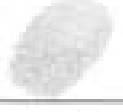


Additional District Sub-Registrar  
Garia South 24 Parganas

30 DEC 2020

# SPECIMEN FORM FOR TEN FINGER PRINTS

<b>PHOTO</b>		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	<b>LEFT HAND</b>					
	<b>RIGHT HAND</b>	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

	<i>Silpa Banerjee</i>	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB	
		<b>LEFT HAND</b>					
		<b>RIGHT HAND</b>	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

	<i>Rishi</i>	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB	
		<b>LEFT HAND</b>					
		<b>RIGHT HAND</b>	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

<b>PHOTO</b>		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	<b>LEFT HAND</b>					
	<b>RIGHT HAND</b>	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER



Additional District Sub-Registrar,  
Garia South 24 Parganas

30 DEC 2020



ভারত সরকার

भारत सरकार

Unique Identification Authority of India

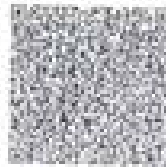
Government of India

অনুমতি নম্বর / Enrollment No.: 2010/00117/04326

To  
SUKHA BANERJEE  
শ্রী সুখা  
W/O Anko Banerjee  
Maha Para Road  
RAJPUR  
Rajar Sonarou (B)  
Rajar South 24 Parganas  
West Bengal - 700149



KL479048245FT  
67304824



আপনার অ্যাডার সংখ্যা / Your Aadhaar No. :

**2224 3195 9962**

আধার - সাধারণ মানুষের অধিকার



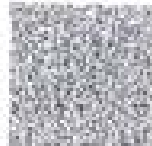
ভারত সরকার  
Government of India



শ্রী সুখা  
SUKHA BANERJEE

স্বাক্ষর/সংস্করণ  
শ্রী / Female

2224 3195 9962



আধার - সাধারণ মানুষের অধিকার

*Sukha Banerjee*





आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

SIKHA BANERJEE  
BARE NORANATH GOSWAMI

01061982

Permanent Account Number  
BDDPB1790E

*Sikha Banerjee*  
Signature



*To view this card in text / View Card Details / Details in*  
Income Tax PAN Services Call Centre  
Plot No. 2, Sector 11, GID, Bangalore  
Mail ID: [itpan@incometax.gov.in](mailto:itpan@incometax.gov.in) - 400 614

आयकर विभाग के अधिकारियों से संपर्क करने के लिए कृपया निम्नलिखित जानकारी का उपयोग करें।  
आयकर विभाग की वेबसाइट पर अधिक जानकारी के लिए कृपया [www.incometax.gov.in](http://www.incometax.gov.in) पर जाएं।  
किसी सवाल के लिए कृपया 400 614 पर कॉल करें।

*Sikha Banerjee*



आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

AMIT GANGULY  
RANJIT GANGULY  
11/11/1977

Permanent Account Number  
AIEP33146R

Signature

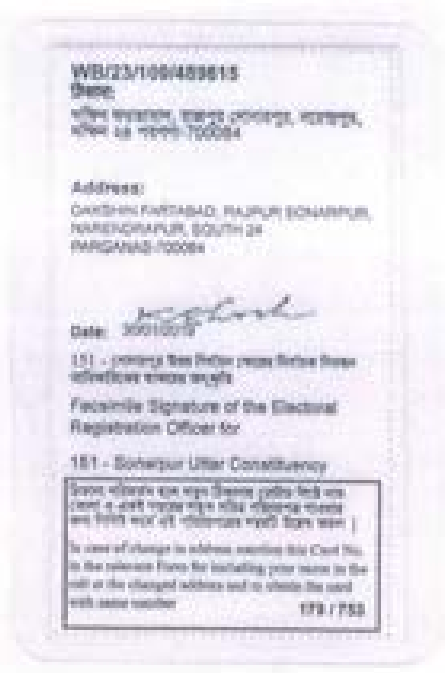


*Amit Ganguly*





*Debrajanta Mazumdar*







ई- स्थायी लेखा संख्या कार्ड  
e - Permanent Account Number (e-PAN) Card  
AAICG4016D

नाम / Name	GREENERY INFRATECH PRIVATE LIMITED
निगम/गठन की तारीख Date of Incorporation / Formation	20/07/2020
	
	<b>Signature valid</b> Digitally signed by Income Tax PAN Services Unit, IITL, eGovance Date: 2020.07.20 10:56:38 GMT+05:30 Reason: IITL PAN Sign Location: IITL

- ✓ Permanent Account Number (PAN) facilitate Income Tax Department linking of various documents, including payment of taxes, assessment, tax demand tax arrears, matching of information and easy maintenance & retrieval of electronic information etc. relating to a taxpayer. स्थायी लेखा संख्या (PAN) एक व्यक्तियों से संबंधित विभिन्न दस्तावेजों को जोड़ने में अथवा इनका संचयन करने में, इनकी गति के प्रमाण, असाइन, वापस, देना आदि, सुविधा के विवरण और इलेक्ट्रॉनिक दस्तावेजों का आसानी से आदान-प्रदान व पहचान आदि भी सुविधा है।
- ✓ Quoting of PAN is now mandatory for several transactions specified under Income Tax Act, 1961 (Refer Rule 114B of Income Tax Rules, 1962) आसानी से अथवा, 1961 के अनेक विहित कार्यों के संबंध में के लिए स्थायी लेखा संख्या (PAN) का उल्लेख अब अनिवार्य है। (आसानी से, 1962 के नियम 114B, का संदर्भ लें)
- ✓ Possessing or using more than one PAN is against the law & may attract penalty of upto Rs. 10,000. एक से अधिक स्थायी लेखा संख्या (PAN) का रखना या उपयोग करना, कानून के विरुद्ध है और इसके लिए 10,000 रुपये तक का दंड लगाया जा सकता है।
- ✓ The PAN Card enclosed contains Enhanced QR Code which is readable by a specific Android Mobile App. Keyword to search this specific Mobile App on Google Play Store is "Enhanced QR Code Reader for PAN Card." स्थायी लेखा कार्ड में एडवांस्ड QR कोड शामिल है जो एक विशिष्ट एंड्रॉइड मोबाइल ऐप द्वारा पढ़ाई जा सकती है। Google Play Store पर इस विशिष्ट मोबाइल ऐप को खोजने के लिए कीवर्ड "Enhanced QR Code Reader for PAN Card" है।

Cut



Electronically issued and Digitally signed ePAN is a valid mode of issue of Permanent Account Number (PAN) post amendments in clause (c) in the Explanation occurring after sub-section (8) of Section 139A of Income Tax Act, 1961 and sub-rule (8) of Rule 114 of the Income Tax Rules, 1962. For more details, [click here](#)

GREENERY INFRATECH PRIVATE LIMITED  
  
Director/Authorised Signatory



1000/2023/1000/2023  
1000/2023/1000/2023





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

GRN: 19-202021-018286664-1

Payment Mode Online Payment

GRN Date: 28/12/2020 19:57:28

Bank : ICICI Bank

BRN : 56626531

BRN Date: 28/12/2020 19:58:30

DEPOSITOR'S DETAILS

Id No. : 2001761757/1/2020  
[Query No./Query Year]

Name : GREENERY INFRATECH PVT LTD

Contact No. : Mobile No. : +91 9830195767

E-mail : rishavvjhnunjhurwala@gmail.com

Address : 86B2 TOPSIA ROAD KOL 46

Applicant Name : Mrs Soma Chakraborty

Office Name :

Office Address :

Status of Depositor : Buyer/Claimants

Purpose of payment / Remarks : Sale, Sale Document

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹ ]
1	2001761757/1/2020	Property Registration- Stamp duty	0030-03-103-003-02	209819
2	2001761757/1/2020	Property Registration- Registration Fees	0030-03-104-001-16	34961

In Words : Rupees Two Lakh Forty Four Thousand Eight Hundred only

Total

244800



### Major Information of the Deed

Deed No :	I-1629-04931/2020	Date of Registration	30/12/2020
Query No / Year	1629-2001761757/2020	Office where deed is registered	
Query Date	24/12/2020 3:42:55 PM	1629-2001761757/2020	
Applicant Name, Address & Other Details	Soma Chakraborty Baruipur Civil Court,Thana : Baruipur, District : South 24-Parganas, WEST BENGAL, PIN - 700144, Mobile No. : 8335047751, Status :Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 19,00,000/-	Rs. 34,96,654/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 2,09,869/- (Article:23)	Rs. 34,981/- (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.- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: Paschim Mahamayapur Road, Mouza: Barhans Fartabad, , Ward No: 28, Holding No:96 Ji No: 47, Pin Code : 700084



Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-639	RS-10	Bastu	Bastu	0.6668 Dec	4,15,600/-	7,11,254/-	Width of Approach Road: 23 Ft., Adjacent to Metal Road,
L2	RS-604	RS-6	Bastu	Bastu	1.5 Dec	9,35,000/-	18,00,000/-	Width of Approach Road: 23 Ft., Adjacent to Metal Road,
L3	RS-599	RS-1327	Bastu	Bastu	0.6666 Dec	4,15,600/-	7,55,480/-	Width of Approach Road: 23 Ft., Adjacent to Metal Road,
L4	RS-602	RS-1605	Bastu	Bastu	0.1666 Dec	1,03,800/-	1,99,920/-	Width of Approach Road: 23 Ft., Adjacent to Metal Road,
		<b>TOTAL :</b>			<b>3Dec</b>	<b>18,70,000 /-</b>	<b>34,66,654 /-</b>	
	<b>Grand Total :</b>				<b>3Dec</b>	<b>18,70,000 /-</b>	<b>34,66,654 /-</b>	

#### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1, L2, L3, L4	100 Sq Ft.	30,000/-	30,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft, Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Tiles Shed, Extent of Completion: Complete					
	<b>Total :</b>	<b>100 sq ft</b>	<b>30,000 /-</b>	<b>30,000 /-</b>	



**Seller Details :**

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Mrs Sikha Banerjee</b> <b>(Presentant)</b> Wife of Mr Ashok Banerjee Executed by: Self, Date of Execution: 30/12/2020 , Admitted by: Self, Date of Admission: 30/12/2020 ,Place : Office			<i>Sikha Banerjee</i>
		30/12/2020	30/12/2020	30/12/2020
Mishrapara Road, P.O:- Rajpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700149 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: B1xxxxxx0E, Aadhaar No: 22xxxxxxxx9962, Status :Individual, Executed by: Self, Date of Execution: 30/12/2020 , Admitted by: Self, Date of Admission: 30/12/2020 ,Place : Office				

**Buyer Details :**

Sl No	Name,Address,Photo,Finger print and Signature			
1	<b>Greenery Infratech Private Limited</b> 86B/2, Topsia Road, South, Flat No: 3D, 3d Floor, P.O:- Topsia, P.S:- Topsia, District:-South 24-Parganas, West Bengal, India, PIN - 700046 , PAN No.:: AAxxxxxx6D,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed			

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature			
1	<b>Mr Amit Ganguly</b> Son of Late Ranjit Ganguly 174, Garia Station Road Now P S Narendrapur, P.O:- Garia, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700084, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: A1xxxxxx6R,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : Greenery Infratech Private Limited (as Authorized Signatory)			

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Debobrata Mazumder</b> Son of Late Santosh Mazumder 159, Garia Station Road, P.O:- Garia, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700084			<i>Debobrata Mazumder</i>
	30/12/2020	30/12/2020	30/12/2020
Identifier Of Mrs Sikha Banerjee, Mr Amit Ganguly			



Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Banerjee	Greenery Infratech Private Limited-0.6666 Dec
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Banerjee	Greenery Infratech Private Limited-1.5 Dec
Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Banerjee	Greenery Infratech Private Limited-0.6666 Dec
Transfer of property for L4		
Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Banerjee	Greenery Infratech Private Limited-0.1666 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Banerjee	Greenery Infratech Private Limited-100.00000000 Sq Ft





On 30-12-2020

**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.

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

Presented for registration at 12:50 hrs on 30-12-2020, at the Office of the A.D.S.R. GARIA by Mrs Sikha Banerjee ,Executant.

**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 34,96,854/-

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

Execution is admitted on 30/12/2020 by Mrs Sikha Banerjee, Wife of Mr Ashok Banerjee, Mishrapara Road, P.O: Rajpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700149, by caste Hindu, by Profession House wife

Indefinitely by Mr Debobrata Mazumder, , Son of Late Santosh Mazumder, 159, Garia Station Road, P.O: Garia, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by profession Service

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 34,981/- ( A(1) = Rs 34,967/- ,E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 34,981/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 28/12/2020 7:58PM with Govt. Ref. No: 192020210182866641 on 28-12-2020, Amount Rs: 34,981/-, Bank: ICICI Bank ( ICIC0000006), Ref. No. 56626531 on 28-12-2020, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 2,09,819/- and Stamp Duty paid by Stamp Rs 50/-, by online = Rs 2,09,819/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 16861, Amount: Rs.50/-, Date of Purchase: 18/12/2020, Vendor name: Tanmoy Kar Purkayastha

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 28/12/2020 7:58PM with Govt. Ref. No: 192020210182866641 on 28-12-2020, Amount Rs: 2,09,819/-, Bank: ICICI Bank ( ICIC0000006), Ref. No. 56626531 on 28-12-2020, Head of Account 0030-02-103-003-02

**Debasish Dhar**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. GARIA**  
**South 24-Parganas, West Bengal**



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

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being No 162904931 for the year 2020.



*Dhar*

Digitally signed by DEBASISH DHAR  
Date: 2021.01.06 12:28:11 +05:30  
Reason: Digital Signing of Deed.

(Debasish Dhar) 2021/01/06 12:28:11 PM  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. GARIA  
West Bengal.

(This document is digitally signed.)