3) 07776/20

I-7662/2020

भारतीय गैर न्यायिक

भारत

दस रुपये

रु.10

TEN RUPEES

Rs.10

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

पश्चिमबंग पश्चिम बंगाल WEST BENGAL

48AB 754108

26/12/20

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

District Sub-Registrar-II
Alipore, South 24 Parganas

29 DEC 2020

2 1698733/20

THIS INDENTURE OF CONVEYANCE made this the 26th day of December **TWO THOUSAND AND TWENTY**

BETWEEN

15452

15 DEC 2020

No.....Rs.-10/- Date.....

Name:.....

Address:.....

Vendor:.....

DEBJYOTI GHOSH
ADVOCATE
SEALDAH CIVIL COURT
ROOM NO -411 (4TH FLOOR)
KOLKATA-700 014

Alipur Collectorate, 24 Pgs. (S)
SUBHANKAR DAS
STAMP VENDOR
Alipur Police Court, Kol-27

5691

For TANVI TRADECOM PVT. LTD.

Director / Authorised Signatory

5692

5693

Subhra Mukherjee

5694

District Sub-Registrar-II
Alipore, South 24 Parganas

26 DEC 2020

Identified by me
Soumik Das.
36/1A Elgin Rd
Kol-20.
Service

1. **DEBABRATA MUKHERJEE** (PAN AFEPM1809E), (AADHAR NO. 872881141805) son of Late Upendranath Mukhopadhyay, by Occupation-Business, , **2. SUBHRA MUKHERJEE** (PAN AKNPM5364Q) (Aadhar No. 711851283130) wife of Sri DEBABRATA MUKHERJEE, by Occupation-Housewife, both residing at Madhyapara, Akra Krishnanagar, Police Station Maheshtala, Post Office Maheshtala, District South 24 Parganas, PIN 700140 hereinafter jointly referred to as the VENDORS (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include each one of them and each of their respective heirs, executors, administrators, legal representatives and assigns) of the ONE PART

AND

TANVI TRADECOM PRIVATE LIMITED (PAN AAECT0079P) the Company incorporated under the Companies Act 1956 having its regd. Office at 36/1A, Elgin Road, Kolkata – 700 020 represented by Sri Ram Naresh Agarwal (**PAN NO**. ACYPA1903G), (**ADHAAR NO**. 594889630890), (**MOBILE NO**. 9830040316), son of Late Nand Kishore Agarwal, residing at Flat no. 5B, 135G, S.P.Mukherjee Road, Police Station- Tollygunge, Post Office: Kalighat, Kolkata- 700026, hereinafter referred to as the **PURCHASER** (which expression shall unless otherwise executed by or repugnant to the subject or context be deemed to mean and include each one of them and each of their respective heirs, executors, administrators, legal representatives and assigns) of the OTHER PART:

WHEREAS

A) Kamal Kumar Mukhopadhay, Bipin Bihari Mukhopadhay, Nirmal Kumar Mukhopadhay, Bimal Kumar Mukhpadhay, Parimal Kumar Mukhpadhay, Upendra Nath Mukhopadhay, Amal Kumar Mukhopadhay and Debabrata Mukhopadhay were the owners of 1392 Decimal equivalent to 42 Bigha 02 Cottah 02 Chitaks 25 Square Feet of land be the same a little more or less in R.S Dag Nos

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Alipore, South 24 Parganas

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315, 315/1505, 317, 324, 380. 381, 380/1506, 323, 314/1217, 314, 315/1473, 314/1503, 314/1504, 313, 313/1502, 312, 312/1501, 312/1474, 312/1509, 316, 318, 319, 320, 321, 322, 312/1157, (altogether 26 Dags) lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala, District South 24 Parganas, more fully and particularly described in the Schedule (A) hereunder written and herein after referred to as the **'Entire Property'**.

B) The said Kamal Kumar Mukhopadhay, therein referred to as the First Part, Bipin Bihari Mukhopadhay, Nirmal Kumar Mukhopadhay, Bimal Kumar Mukhpadhay Parimal Kumar Mukhpadhay, therein referred to as the Second Part and Upendra Nath Mukhopadhay, Amal Kumar Mukhopadhay, Debabrata Mukhopadhay, therein referred to as the Third Part executed a Bengali Deed of Partition dated 12th November, 1979, registered in the office of Joint Sub Registrar of Alipur at Behala, recorded in Book No. I, Volume 39, Pages 232 to 253, Being No. 1982 for the year 1979 in respect of the said "Entire Property".

C) By virtue of the said Bengali Deed of Partition the said Kamal Kumar Mukhopadhay got 409.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet and undivided 56.33 Decimal equivalent to 01 Bigha 14 Cottah 1 Chitaks 12 Square Feet, aggregating to 465.83 Decimal equivalent to 14 Bigha 01 cottah 13 Chitak 10 Square Feet of land be the same a little more or less identified as R.S Dag Nos 380, 381, 380/1506, 315/1473, 314,314/1503, 314/1504, 314/1217, 315, 315/1505, 316, 317, 318, 323, out of the said "Entire Land" and subsequently the said Kamal Kumar Mukhopadhay mutated his name in L.R. RO.R. being L.R. Khatian No. 451.

D) The said Kamal Kumar Mukhopadhay was a bachelor and died intestate leaving behind him his three sisters namely Ashalata Devi alias Asha Rani Chatterjee, Parul Bala Devi alias Jayanti Chatterjee

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Alipore, South 24 Parganas

2 6 DEC 2020

and Mira Bala Devi alias Mira Chatterjee as his only surviving legal heirs and representatives.

E) The said Ashalata Debi alias Asha Rani Chatterjee died intestate leaving behind him her two daughters namely Sujata Banerjee, Supriya Mukhopadhay and only son Subhash Chandra Chattopadhay as her only surviving legal heirs and representatives.

F) The said Parul Bala Devi alias Jayanti Chatterjee died intestate leaving behind him her two sons Somenath Chatterjee, Chandra Nath Chatterjee, two daughters Indrani Mukherjee and Debjani Mukherjee as her only surviving legal heirs and representatives.

G) The said Mira Bala Devi alias Mira Chatterjee died intestate leaving behind him her two daughters namely Pritha Bhattacharya and Soma Banerjee as her only surviving legal heirs and representatives.

H) Thus the said Sujata Banerjee, Supriya Mukhopadhay, Subhash Chandra Chattopadhay, Somenath Chatterjee, Chandra Nath Chatterjee, Indrani Mukherjee, Debjani Mukherjee, Pritha Bhattacharya and Soma Banerjee, became owners of ALL THAT piece and parcel of land measuring 408.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet of land be the same a little more or less identified as R.S Dag Nos 380 and 381, of land lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala Maheshtala Municipality, District South 24 Parganas, more fully and particularly described in the Schedule (B) hereunder written and herein after referred to as the "SAID LAND".

I) That the said Sujata Banerjee, Supriya Mukhopadhay, Subhash Chandra Chattopadhay, Somenath Chatterjee, Chandra Nath Chatterjee, Indrani Mukherjee, Debjani Mukherjee, Pritha Bhattacharya and Soma Banerjee sold and/ or conveyed ALL THAT piece and parcel of land measuring 408.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet of land be the same a

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Alipore, South 24 Parganas

2 6 DEC 2020

little more or less identified as R.S Dag Nos 380 and 381, of land lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala Maheshtala Municipality, District South 24 Parganas unto and in favour of the present vendors by a registered Deed of Conveyance dated 29th September, 2020 and the said Deed was duly recorded in Book No. I, Being Deed No. 160205469 for the year 2020, registered at District Sub Registrar- II, South 24 Parganas

J) THAT now the Vendors have represented to the PURCHASER that the said Property is free from all encumbrances marketable and they have a good title to the same.

K) The Vendors shall help to obtain permission and/or necessary NOC from various departments such as Airport Authority of India, Provisional Fire NOC and further the Vendors have submitted a draft building plan with the aid and assistance of the PURCHASERS to the sanctioning Authority of Maheshtala Municipality and agrees to grant unto the PURCHASER the absolute right and benefit of the permissions and NOCs and the plan.

L) The Vendors also assured the PURCHASER herein that they have not stood as guarantor in respect of any third party liability and/ or have given any undertaking in favour of any third party

M) The Vendors also undertake to sign and execute any further papers and/or documents which the PURCHASER may require for the purpose of carrying out development of the land without any further financial liability.

N) The Vendors have agreed to sell, transfer and convey and the PURCHASER have agreed to purchase **ALL THAT** the undivided land admeasuring about 12 Decimal *Itkhola* land out of 429 Decimal comprised in R.S/ L.R Dag No. 380 appertaining to R.S Khatian No. 1137 corresponding to L.R Khatian No. 451, lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala under

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Maheshtala Municipality, District South 24 Parganas, Post office and Police Station- Maheshtala out of the **"SAID LAND"** which is morefully and particularly mentioned in **Part II of Schedule B** herein below herein after referred to as the ***"Demised Land"***, free from all encumbrances, liens, lispendens, charges, acquisitions, requisitions, attachments and trusts of whatsoever nature alongwith the benefit of the permissions and/or NOC and the proposed building plan at and for the consideration of a sum of ***Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only***

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the said sum of ***Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only*** of the lawful money of the Union of India well and truly paid by the Purchasers to the Vendors at or before the execution of these presents (the receipt whereof the Vendors do and each of them doth hereby as also by the receipt hereunder written admit acknowledge and of and from the same and every part thereof forever acquit release and discharge the Purchasers and the said land) the Vendors do and each of them doth hereby grant transfer convey assign and assure unto and in favour of the Purchaser ALL THAT the piece and parcel of land comprising to various R.S/ L.R Dag nos mentioned in the Part II of Schedule- B herein below morefully, and the same is shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (hereinafter referred to as the said land) OR **HOWSOEVER OTHERWISE** the said land or any part thereof now is or heretofore was situated, butted, bounded, called, known, numbered, described and distinguished Together With all boundary walls areas sewers drains ditches ancient and other rights, paths, passages and all manner of rights, privileges easements, advantages and appurtenances whatsoever to the said land or any part thereof belonging to or anywise appertaining or usually held, occupied or enjoyed or reputed known as part parcel or member thereof or appurtenant thereto and all the estate, right, title, interest, property, claim and demand whatsoever both at law or in equity of the Vendors into and upon the same or any part thereof Together With all deeds, pattahs, muniments of title whatsoever relating to the said land or any part

District Sub-Registrar-II
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2 6 DEC 2020

thereof which now are or at any time hereafter shall or may be in the possession, power or control of the Vendors or any other person or persons from whom they may procure the same without any action or suit TO HAVE AND TO HOLD the said land hereby sold granted, conveyed, transferred, assigned and assured or otherwise expressed or intended so to be and every part thereof unto and to the use of the Purchasers absolutely and forever and the Vendors do and each of them doth hereby covenant with the Purchasers THAT NOTWITHSTANDING any act, deed or thing by the vendors or their predecessors – in – title done or executed or knowingly suffered to the contrary the vendors are now lawfully, rightfully, and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereby granted, transferred and conveyed or expressed or intended so to be and every part thereof without any manner or condition, use, trust or other thing whatsoever to alter, defeat, encumber or make void the same AND THAT NOTWITHSTANDING any such act, deed or thing whatsoever as aforesaid the vendors have now in themselves good right, full power and absolute authority to grant, transfer and convey the said land hereby granted, transferred and conveyed or expressed or intended so to be unto and to the use of the Purchasers in manner aforesaid AND the Purchasers shall and may at all times hereafter peaceably and quietly possess and enjoy the said land and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim or demand from or by the Vendors or any person or persons lawfully or equitably claiming from under or in trust for them AND that free and clear and freely and clearly absolutely acquitted, exonerated and released or otherwise by and at the costs and expenses of the Vendors well and sufficiently indemnified of from and against all manners of claims, charges, liens,debts,attachments and encumbrances whatsoever made or suffered by the Vendors or any person or persons lawfully or equitably claiming as aforesaid AND further that the Vendors and all persons having or lawfully or equitably claiming any estate or interest whatsoever in the said land or any part thereof from under or in trust for the Vendors shall and will form time to time and at all times hereafter at the request and costs of the Purchasers do and execute or cause to be done and executed al such acts, deeds and things whatsoever for further better and more perfectly assuring the said land and every part thereof unto and to the use of the purchasers in manner aforesaid as shall or may reasonably required.

District Sub-Registrar-II, Alipore
South 24 Parganas

District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

THE SCHEDULE ABOVE REFERRED TO

SCHEDULE A

(ENTIRE PROPERTY)

All That the piece and parcel of land measuring 1392 Decimal equivalent to 42 Bigha 02 Cottah 02 Chitaks 25 Square Feet lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala under Maheshtala Municipality, District South 24 Parganas as follows:

Sl. No.	R.S.Khatian	R.S. Dag No.	Area (Dec.)
1	680	315	165
2	Do	315/1505	19
3	1008	317	08
4	1010	324	20
5	1137	380	429
6		381	64
7		380/1506	5
8	414	323	28
9	875	314/1217	17
10		314	20
11		315/1473	44
12		314/1503	7
13		314/1504	21
14	487	313	41
15		313/1502	14
16	456	312	178
17		312/1501	24
18	876	312/1474	54
19		312/1509	6
20	270	316	46
21	121	318	32
22		319	24

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Alipore, South 24 Parganas

2 6 DEC 2020

23		320	27
24		321	37
25		322	14
26		312/1157	48
			1392 (42 BIGHA-2 COTTAH -2 CHITAKS 25 SQUARE FOOT)

SCHEDULE B

(SAID LAND)

(Part-I)

ALL THAT piece and parcel of land measuring 408.5 Decimal equivalent to 12 Bigha 07 Cottah 11Chitaks 43 Square feet of land be the same a little more or less identified as R.S Dag Nos 380 and 381, of land lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala Maheshtala Municipality, District South 24 Parganas as follows:

(PART I)

Sl. No.	RS Khatian	LR KHATIAN	R.S./L.R. Dag No.	Classification	Area (Dec.)
1	1008, 1137	451	380 (P)	Itkhola	350
2			381 (P)	Itkhola	58.5
					408.5 (12 Bigha – 7 Kotah- 11 Chitak- 43 Square foot)

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26 DEC 2020

PART- B

ALL THAT the undivided land admeasuring about 12 Decimal *Itkhola* land out of 429 Decimal comprised in R.S/ L.R Dag No. 380 appertaining to R.S Khatian No. 1137 corresponding to L.R Khatian No. 451, lying and situate at Mouza Krishnanagar, J.L. No. 1, Police Station Maheshtala under Maheshtala Municipality, District South 24 Parganas, Post office and Police Station- Maheshtala and the dag is shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (*Gangabandh Road*)

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

SIGNED AND DELIVERED

BY THE VENDORS at Kolkata

in the presence of:

1. Sounik Das.

Debabrati Mukherjee

2. Nilesh Kundu

SIGNED AND DELIVERED

BY THE PURCHASER at Kolkata

in the presence of:

Subhra Mukherjee

1. Sounik Das.

FOR TANVI TRADECOM PVT LTD

AUTHORISED SIGNATORY

2. Nilesh Kundu.

Drafted by me: -

(As per instruction)

Debjyoti Ghosh

Advocate
Sealdah Civil Court
Kolkata- 700014
Enrollment No. : -

District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

RECEIVED of and from the within-named PURCHASER the within-mentioned sum of ***Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only*** paid as follows:-

MEMO OF CONSIDERATION

Date	Cheque No.	Bank	Amount
6/12/19	131437	IDBI Bank	1250000
29/6/20	137450	IDBI Bank	336310

Rs. 15,86,310/- (Rupees Fifteen Lakhs Eighty Six Thousand Three Hundred Ten) only

Debabrata Mukherji

WITNESSES :

1) Soumik Das.
36/1A Elgin Rd,
Kol-20.

2) Nitesh Kundu.
36/1A, Elgin Road
Kolkata-700020.

Subhra Mukherji.

VENDORS

District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

DEED PLAN OF MOUZA KRISHNA NAGAR JL. NO - 1, WARD NO - 20, MAHESHTALA MUNICIPALITY

R.S/LR DAG NO	PURCHASED AREA	PURCHASER	VENDORS
380	Undivided 12 Decimal.	For TANVI TRADECOM PVT. LTD. Director / Authorised Signatory	1 Debabrata Mukherjee 2 Subhra Mukherjee

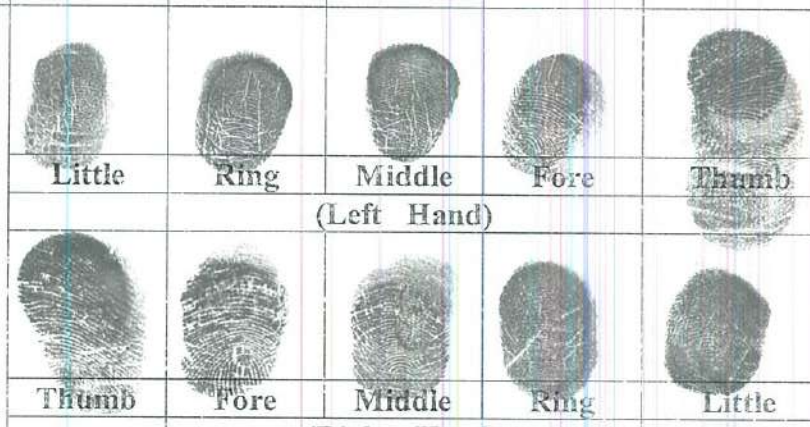
District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

SPECIMEN FORM FOR TEN FINGER PRINTS

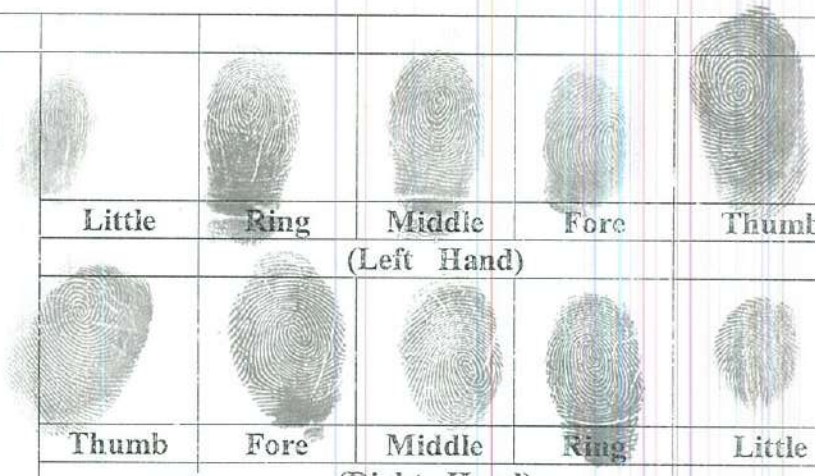
Name....DEBABRATA MUKHERJEE

Signature..Debabrata Mukherjee.....



Name....SUBHRA MUKHERJEE

Signature..Subhra Mukherjee.....



Name.....

Signature.....

District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

For TANVI TRADECOM PVT. LTD.

Director / Authorised Signatory

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AFEPM1809E

नाम / Name
DEBABRATA MUKHERJEE

पिता का नाम / Father's Name
UPENDRA NATH MUKHERJEE

जन्म की तारीख / Date of Birth
20/02/1953

हस्ताक्षर / Signature

04082017

Debbrata Mukherjee

সত্যমেব জয়তে
ভারত সরকার

আধার

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার

Unique Identification Authority of India

Government of India

তালিকাভুক্তির আই ডি / Enrollment No.: 2017/80219/00949

To
দেবব্রত মুখার্জী
Debabrata Mukherjee
S/O: Upendranath Mukherjee
madhya para
Maheshtala (M)
Akra Krishnanagar
South 24 Parganas South 24 Parganas
West Bengal 700140
9007212158

07/07/2016

3759188804

MA759188804FT

আপনার আধার সংখ্যা / Your Aadhaar No. :

8728 8114 1805

আমার আধার, আমার পরিচয়

ভারত সরকার
Government of India

দেবব্রত মুখার্জী
Debabrata Mukherjee
জন্মতারিখ / DOB : 20/02/1953
পুরুষ / Male

8728 8114 1805

আমার আধার, আমার পরিচয়

Debabrata Mukherjee

ভারত সরকার

আধার

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার

Unique Identification Authority of India

Government of India

তালিকাভুক্তির আই ডি / Enrollment No.: 2017/80219/00948

To
শুভ্রা মুখার্জী
Subhra Mukherjee
W/O: Debabrata Mukherjee
madhya para
Maheshtala (M)
Akra Krishnanagar
South 24 Parganas South 24 Parganas
West Bengal 700140
9163206641

20/06/2016

3722260806

MA722260806FT

আপনার আধার সংখ্যা / Your Aadhaar No. :

7118 5128 3130

আমার আধার, আমার পরিচয়

ভারত সরকার

Government of India

শুভ্রা মুখার্জী
Subhra Mukherjee
জন্মতারিখ / DOB : 30/12/1960
মহিলা / Female

7118 5128 3130

আমার আধার, আমার পরিচয়

Government of India

AADHAAR

তথ্য

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

INFORMATION

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

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

আধার

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

Unique Identification Authority of India

ঠিকানা:
ওয়াই/ও: দেবব্রত মুখার্জী, মাধ্য পাড়া, মহেশতলা (এম), দক্ষিণ ২৪ পরগনা, অক্র কৃষ্ণনগর, পশ্চিম বঙ্গ, 700140

Address:
W/O: Debabrata Mukherjee, madhya para, Maheshtala (M), South 24 Parganas, Akra Krishnanagar, West Bengal, 700140

7118 5128 3130

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

Subhra Mukherjee.

:: Subhra Mukherjee.

.. Subhra Mukherjee.

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AKNPM5364Q

नाम/ Name
SUBHRA MUKHERJEE

पिता का नाम/ Father's Name
MOHANLAL BANERJEE

जन्म की तारीख / Date of Birth
30/12/1960

हस्ताक्षर/ Signature

05082017

Subhra Mukherjee.

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटाएं :
आयकर पैन सेवा इकाई, एन एस डी एल
5 वीं मंजिल, मंत्री स्टर्लिंग, प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कालोनी, दीप बंगला चौक के पास,
पुणे – 411 016.

If this card is lost / someone's lost card is found, please inform / return to :
Income Tax PAN Services Unit, NSDL
5th floor, Mantri Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bungalow Chowk,
Pune – 411 016.

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

Subhra Mukherjee.

भारत सरकार
GOVERNMENT OF INDIA

রাম নরেশ অগরওয়াল
Ram Naresh Agarwal
পিতা : নন্দ কিশোর অগরওয়াল
Father : NAND KISHORE AGARWAL
জন্ম সাল / Year of Birth : 1967
পুরুষ / Male

5948 8963 0890

আধার - সাধারণ মানুষের অধিকার

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:
এফ নং ৫বি ১৩৫জি, এস.পি.মুখার্জি রোড়, কালিঘাট, কালিঘাট, কোলকাতা, পশ্চিমবঙ্গ, 700026

Address:
F NO 5B 135G, S.P. MUKHERJEE ROAD, KALIGHAT, Kalighat S.O. Kalighat, Kolkata, West Bengal, 700026

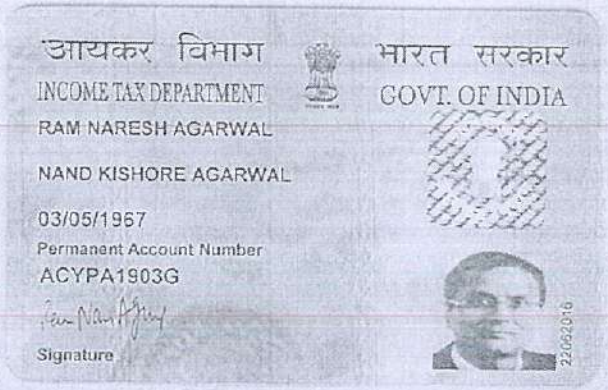
1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947, Bengaluru-560 001

Ra. Nam Agarwal



Ram Naresh Agarwal

भारत सरकार

आधार

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার

Unique Identification Authority of India

Government of India

তালিকাভুক্তির আই ডি / Enrollment No.: 1040/19810/02308

To
শৌভিক দাস
Souvik Das
14/C J.K.LANE
JHOWTALA
Ballygunge S.O
Ballygunge
Kolkata
West Bengal 700019

23/08/2013

41122832

MN411228320FT

আপনার আধার সংখ্যা / Your Aadhaar No. :

9328 3191 5555

আধার – সাধারণ মানুষের অধিকার

ভারত সরকার

Government of India

শৌভিক দাস
Souvik Das
পিতা : শচীন্দ্র নাথ দাস
Father : SACHINDRA NATH DAS
জন্মতারিখ / DOB : 15/11/1983
পুরুষ / Male

9328 3191 5555

আধার – সাধারণ মানুষের অধিকার

Souvik Das.

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

GRN: 19-202021-017650792-1 | Payment Mode: Online Payment

GRN Date: 22/12/2020 11:59:27 | Bank : ICICI Bank

BRN : 56283531 | BRN Date: 22/12/2020 12:00:21

DEPOSITOR'S DETAILS

Id No. : 2001698733/4/2020
[Query No./Query Year]

Name : TANVI TRADECOM PVT LTD

Contact No. : | Mobile No. : +91 9674749806

E-mail : souvikdas@srijanrealty.in

Address : 361A ELGIN ROAD KOLKATA 700020

Applicant Name : Mr DEBJYOTI GHOSH

Office Name :

Office Address :

Status of Depositor : Buyer/Claimants

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	2001698733/4/2020	Property Registration- Stamp duty	0030-02-103-003-02	103646
2	2001698733/4/2020	Property Registration- Registration Fees	0030-03-104-001-16	17287
3	2001698733/4/2020	Mutation/Conversion -Receipt	0029-00-800-028-27	36000
			Total	156933

In Words : Rupees One Lakh Fifty Six Thousand Nine Hundred Thirty Three only

District Sub-Registrar-II, Alipore
South 24 Parganas

DD

31

A2C

Government of West Bengal

Directorate of Registration & Stamp Revenue

FORM-1564

Miscellaneous Receipt

Visit Commission Case No / Year	**1602001827/2020**	**Date of Application**	**23/12/2020**
Query No / Year	16022001698733/2020		
Transaction	[0101] Sale, Sale Document		
Applicant Name of QueryNo	Mr DEBJYOTI GHOSH		
Stampduty Payable	Rs.1,03,656/-		
Registration Fees Payable	Rs.17,287/-		
Applicant Name of the Visit Commission	Mr D GHOSH		
Applicant Address	ALIPORE		
Place of Commission	36/1A E RD KOL-20		
Expected Date and Time of Commission	23/12/2020 1:00 AM		
Fee Details	J1: 250/-, J2: 150/-, PTA-J(2): 0/-, Total Fees Paid: 400/-		
Remarks			

DS

District Sub-Registrar-II, Alipore
South 24 Parganas

Government of West Bengal

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

OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16022001698733/2020

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

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr DEBABRATA MUKHERJEE Akra Krishnanagar, P.O:- MAHESHTALA, P.S:- Maheshtala, District:- South 24-Parganas, West Bengal, India, PIN - 700140	Seller			Debabrata Mukherjee 26/12/20
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Mrs SUBHRA MUKHERJEE Akra Krishnanagar, P.O:- MAHESHTALA, P.S:- Maheshtala, District:- South 24-Parganas, West Bengal, India, PIN - 700140	Seller			Subhra Mukherji 26/12/20
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Mr RAM NARESH AGARWAL 135G, S.P. MUKHERJEE ROAD, P.O:- KALIGHAT, P.S:- Tollygunge, District:- South 24-Parganas, West Bengal, India, PIN - 700026	Representative of Buyer [TANVI TRADECOM PRIVATE LIMITED]			for Naresh Agrwal 26/12/2020

District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr SOUVIK DAS Son of Late SACHINDRANATH DAS 36/1A ELGIN ROAD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020	Mr DEBABRATA MUKHERJEE, Mrs SUBHRA MUKHERJEE, Mr RAM NARESH AGARWAL			Souvik Das. 26/12/2020

(Samar Kumar Pramanick)
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I
I SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

District Sub-Registrar-II
Alipore, South 24 Parganas

2 6 DEC 2020

Major Information of the Deed

Deed No :	**I-1602-07662/2020**	**Date of Registration**	**29/12/2020**
Query No / Year	**1602-2001698733/2020**	**Office where deed is registered**	
Query Date	**15/12/2020 11:41:09 PM**	1602-2001698733/2020	
Applicant Name, Address & Other Details	DEBJYOTI GHOSH Thana : Entaly, District : Kolkata, WEST BENGAL, PIN - 70014, Mobile No. : 9874622772, 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. 15,86,310/-		Rs. 17,27,268/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 1,03,656/- (Article:23)		Rs. 17,319/- (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:- Maheshtala, Municipality: MAHESHTALA, Road: Gangabandh Road, Mouza: Krishnanagar, , Ward No: 20 Jl No: 1, Pin Code : 700140

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-380 (RS :-)	LR-451	Bastu	It Khola	6 Dec	7,93,155/-	8,63,634/-	Width of Approach Road: 2 Ft.,
L2	LR-380 (RS :-)	LR-451	Bastu	It Khola	6 Dec	7,93,155/-	8,63,634/-	Width of Approach Road: 2 Ft.,
		TOTAL :			**12Dec**	**15,86,310 /-**	**17,27,268 /-**	
	Grand Total :				**12Dec**	**15,86,310 /-**	**17,27,268 /-**	

Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**Mr DEBABRATA MUKHERJEE** Son of Late Upendranath Mukhopadhyay Akra Krishnanagar, P.O:- MAHESHTALA, P.S:- Maheshtala, District:- South 24-Parganas, West Bengal, India, PIN - 700140 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFxxxxxx9E, Aadhaar No: 87xxxxxxxx1805, Status :Individual, Executed by: Self, Date of Execution: 26/12/2020 , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 26/12/2020 , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence

District Sub-Registrar-II, Alipore
24 Parganas (South)

2	**Mrs SUBHRA MUKHERJEE** Wife of Mr DEBABRATA MUKHERJEE Akra Krishnanagar, P.O:- MAHESHTALA, P.S:- Maheshtala, District:-South 24-Parganas, West Bengal, India, PIN - 700140 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AKxxxxxx4Q, Aadhaar No: 71xxxxxxxx3130, Status :Individual, Executed by: Self, Date of Execution: 26/12/2020 , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 26/12/2020 , Admitted by: Self, Date of Admission: 26/12/2020 ,Place : Pvt. Residence

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**TANVI TRADECOM PRIVATE LIMITED** 36/1A, ELGIN ROAD, KOLKATA-, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAxxxxxx9P,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**Mr RAM NARESH AGARWAL (Presentant)** Son of Mr NAND KISHORE AGARWAL 135G, S.P. MUKHERJEE ROAD, P.O:- KALIGHAT, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN - 700026, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACxxxxxx3G, Aadhaar No: 59xxxxxxxx0890 Status : Representative, Representative of : TANVI TRADECOM PRIVATE LIMITED (as AUTHORISED SIGNATORY)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SOUVIK DAS Son of Late SACHINDRANATH DAS 36/1A ELGIN ROAD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020			

Identifier Of Mr DEBABRATA MUKHERJEE, Mrs SUBHRA MUKHERJEE, Mr RAM NARESH AGARWAL

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr DEBABRATA MUKHERJEE	TANVI TRADECOM PRIVATE LIMITED-3 Dec
2	Mrs SUBHRA MUKHERJEE	TANVI TRADECOM PRIVATE LIMITED-3 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Mr DEBABRATA MUKHERJEE	TANVI TRADECOM PRIVATE LIMITED-3 Dec
2	Mrs SUBHRA MUKHERJEE	TANVI TRADECOM PRIVATE LIMITED-3 Dec

District Sub-Registrar-II, Alipore
South 24 Parganas

Land Details as per Land Record

District: South 24-Parganas, P.S:- Maheshtala, Municipality: MAHESHTALA, Road: Gangabandh Road, Mouza: Krishnanagar, , Ward No: 20 Jl No: 1, Pin Code : 700140

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 380, LR Khatian No:- 451	Owner:কমল কুমার মুখোপাধ্যায়, Gurdian:চিত্তাহরন , Address:নিজ , Classification:ইটখোলা, Area:3.51000000 Acre,	Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 380, LR Khatian No:- 451	Owner:কমল কুমার মুখোপাধ্যায়, Gurdian:চিত্তাহরন , Address:নিজ , Classification:ইটখোলা, Area:3.51000000 Acre,	Seller is not the recorded Owner as per Applicant.

District Sub-Registrar-II

Endorsement For Deed Number : I - 160207662 / 2020

On 21-12-2020

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 17,27,268/-

Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

On 26-12-2020

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

Presented for registration at 14:40 hrs on 26-12-2020, at the Private residence by Mr RAM NARESH AGARWAL ,.

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

Execution is admitted on 26/12/2020 by 1. Mr DEBABRATA MUKHERJEE, Son of Late Upendranath Mukhopadhyay, Akra Krishnanagar, P.O: MAHESHTALA, Thana: Maheshtala, , South 24-Parganas, WEST BENGAL, India, PIN - 700140, by caste Hindu, by Profession Business, 2. Mrs SUBHRA MUKHERJEE, Wife of Mr DEBABRATA MUKHERJEE, Akra Krishnanagar, P.O: MAHESHTALA, Thana: Maheshtala, , South 24-Parganas, WEST BENGAL, India, PIN - 700140, by caste Hindu, by Profession House wife

Indetified by Mr SOUVIK DAS, , , Son of Late SACHINDRANATH DAS, 36/1A ELGIN ROAD, P.O: LALA LAJPAT RAI SARANI, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by profession Service

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

Execution is admitted on 26-12-2020 by Mr RAM NARESH AGARWAL, AUTHORISED SIGNATORY, TANVI TRADECOM PRIVATE LIMITED (Private Limited Company), 36/1A, ELGIN ROAD, KOLKATA-, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020

Indetified by Mr SOUVIK DAS, , , Son of Late SACHINDRANATH DAS, 36/1A ELGIN ROAD, P.O: LALA LAJPAT RAI SARANI, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by profession Service

Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

On 29-12-2020

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 17,319/- (A(1) = Rs 17,273/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 32/-, by online = Rs 17,287/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 22/12/2020 12:00PM with Govt. Ref. No: 192020210176507921 on 22-12-2020, Amount Rs: 17,287/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 56283531 on 22-12-2020, Head of Account 0030-03-104-001-16

District Sub-Registrar-II, Rupnagar

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,03,656/- and Stamp Duty paid by Stamp Rs 10/-, by online = Rs 1,03,646/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 15452, Amount: Rs.10/-, Date of Purchase: 15/12/2020, Vendor name: S DAS

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 22/12/2020 12:00PM with Govt. Ref. No: 192020210176507921 on 22-12-2020, Amount Rs: 1,03,646/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 56283531 on 22-12-2020, Head of Account 0030-02-103-003-02

Samar Kumar Pramanick

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS

South 24-Parganas, West Bengal

District Sub-Registrar-II, Jaipur

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2021, Page from 37952 to 37983

being No 160207662 for the year 2020.

Seal of the District Sub-Registrar II, South 24 Parganas, South 24 Parganas

Digitally signed by SAMAR KUMAR PRAMANICK
Date: 2021.01.29 10:43:41 +05:30
Reason: Digital Signing of Deed.

(Samar Kumar Pramanick) 2021/01/29 10:43:41 AM

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS

West Bengal.

District Sub-Registrar-II, Alipore

(This document is digitally signed.)