

1-2084



STAMP AFFIXED BY,
Bank 23.5.17.
STAMP SUPERINTENDENT,
CALCUTTA COLLECTORATE.



Admission under Rule 21, duly stamped
under Section 10 of Stamp Act, 1899,
Schedule I A No. 23
and also under Section 21(1) of the
Calcutta Improvement Act, 1911.
Stamp duty under Stamp Act Rs. 1725 -
Additional duty under Act Rs. 2300 -
Paid in excess Rs. x
Total Rs. 4025 -
Fee paid as under: Rs.

Yali
Signature of Calcutta

31.5.17

A 462 -
S 20 -
M(a) 20 -
N 2 -

504 -
The
Purchaser
As per

A 46 -
S 20 -
M(a) 20 -
N 2 -

The
Purchaser
As per

THIS INDENTURE made this thirty first day of May One Thousand Nine Hundred and Fifty One BETWEEN SURES CHANDRA SEN by occupation pension-holder, RAMES CHANDRA SEN by occupation ^{retired} service-holder, PRABODH CHANDRA SEN by occupation medical practitioner sons of late Bankim Chandra Sen and BENOY KUMAR SEN by occupation service-holder son of the said Sures Chandra Sen all by caste Baidya at present residing at No. 20, Lansdowne Terrace, Kalighat, within the Municipal limits of the town of Calcutta hereinafter called the "VENDORS" (which expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs executors administrators representatives and assigns) of the One Part AND SREEMITTY CHARULATA BANERJEE wife of Biraj Kumar Banerjee by caste Brahmin by occupation grihasthali at present residing at No. 11 Lake View Road, Ballygunge, within the Municipal limits of the town of Calcutta hereinafter called the "PURCHASER" (which expression shall unless excluded by or repugnant to the context be deemed to include her heirs executors administrators representatives and assigns) of the other Part WHEREAS by a conveyance bearing date thirty first day of July One Thousand Nine Hundred and Thirty three and made between the Trustees for the Improvement of Calcutta a body Corporate constituted by the Calcutta Improvement Act of 1911 as the Vendor of the one Part and the said Rames Chandra Sen, one Subodh Chandra Sen the said Prabodh Chandra Sen and the said Benoy Kumar Sen as the purchasers of the other part and Registered by the District Sub-Registrar of 24 Parganas Alipore in Book No. I, Volume No. 81, pages 109 to 111, being No. 3513, for the year 1933 the said Trustees for the Improvement of Calcutta the Vendor therein mentioned for and in consideration therein mentioned granted conveyed transferred assured unto the purchasers' therein mentioned ALL THAT piece or parcel of revenue free land containing an area of 5 cottahs 10 chittacks a little more or less more particularly mentioned and described in the Schedule thereunder written AND WHEREAS partly two and partly three storied brick built structures or dwelling house was built upon the said land AND WHEREAS the said premises including land and brick built dwelling house thereon was known and numbered as premises No. 20 Lansdowne Terrace, Kalighat, within the Municipal limits of the town of Calcutta AND WHEREAS the said Rames Chandra Sen, Subodh Chandra Sen, Prabodh Chandra Sen and Benoy Kumar

31-5-57

Kumar Sen the purchasers mentioned in the aforesaid conveyance were each ~~was~~ entitled to undivided one equal fourth part or share in the said premises No.20, Lansdowne Terrace

AND WHEREAS on or about the fourth day of January one thousand nine hundred and forty four the said Subodh Chandra Sen who was during his life time and at the time of his death governed by the Bengal School of Hindu Law died without any issue, intestate leaving his sole widow Sm. Santi Prova Debi as his heiress and also Sm. Magnamoyee Debi his mother him surviving AND WHEREAS on the death of the said Subodh Chandra Sen the said Sm.Santi Prova Debi his widow became entitled to the estate including the said undivided part or share in the said premises left by her husband during the period of her natural life

AND WHEREAS the said Senti Prova Debi died on or about the nineteenth day of November one thousand nine hundred and forty four and on her death the said Sm.Magna Moyee Debi as Hindu mother became entitled to the estate including the said undivided part or share in the said premises left by her said son Subodh Chandra Sen deceased to hold and enjoy the same during the period of her natural life AND WHEREAS on or about the seventh day of February one thousand nine hundred and forty five the said Sm.Magna Moyee Debi died leaving her surviving the said Sures Chandra Sen, Rames Chandra Sen and Prabodh Chandra Sen as the only sons who became jointly entitled upon the death of the said Sm. Magna Moyee Debi to undivided one fourth part or share of the said Subodh Chandra Sen deceased in the said premises No. 20, Lansdowne Terrace as his next heirs under the Bengal School of Hindu Law AND WHEREAS the Vendors are absolutely seised and possessed of or otherwise well and sufficiently entitled to the said message hereditaments and premises mentioned and described in the Schedule hereunder written AND WHEREAS the Vendors have agreed with the Purchaser for the absolute sale to her of the said message hereditaments and premises described in the Schedule hereunder written and the inheritance thereof in fee simple in possession intended to be hereby granted conveyed free from all encumbrances at or for the price of Rs. 1,15,000/- (Rupees one lac fifteen thousand) only and on the first day of May one thousand nine hundred and fifty one the said Purchaser paid to the Vendors the sum of Rs. 3,000/- (Rupees three thousand) only by way of earnest and in part payment of the consideration money NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of Rs. 1,15,000/- (Rupees one lac fifteen thousand) only to the Vendors paid by the purchaser on or before the execution of these presents (the receipts whereof the Vendors do and each of them doth hereby admit and acknowledge and of and from the same release the Purchaser her heirs executors administrators and assigns) the Vendors do and each of them doth hereby grant convey transfer and assure unto the Purchaser ALL THAT partly two and partly three storied brick built message tenement hereditaments and premises together with the piece or parcel of revenue free land thereunto belonging whereon and on part whereof the same is erected and built being premises No.20 Lansdowne Terrace more particularly described in the Schedule hereunder written Or HOWSOEVER otherwise the said message or dwelling house tenement land hereditaments and premises now are or heretofore were butted bounded called known numbered described or distinguished Together with all buildings compounds yards court-yards areas sewers drains water-courses ancient and other lights walls ways paths, passages wells liberties privileges easements advantages, appurtenances and appurtenances whatsoever to the said message and premises or any part thereof

thereof belonging or in anywise appertaining or usually held or occupied or enjoyed therewith or reputed to belong or be appurtenant thereto AND the reversion and reversions remainder or remainders rents issues and profits thereof AND ^{all} the estate right title interest property claim and demand whatsoever both at law and in equity of the vendors and each of them into and upon the same or any part thereof AND all deeds muniments and writings whatsoever which in anywise relate to the said hereditaments and premises or any part thereof TO HAVE AND TO HOLD the said messuage or dwelling house tenements land hereditaments and premises hereby granted and conveyed or expressed or intended so to be and every part thereof unto and to the use of the Purchaser for ever AND the Vendors do and each of them doth hereby covenant with the Purchaser that notwithstanding any act deed or thing by the Vendors or any one of them or by any of their predecessors-in-title made done or executed or knowingly suffered to the contrary they the said Vendors have and each of them now has good right and full power to grant the messuage or dwelling house tenement land hereditaments and premises hereby granted and conveyed or expressed or intended so to be with the appurtenances unto and to the use of the Purchaser in manner aforesaid AND that the Purchaser shall and will at all times hereafter peaceably and quietly possess and enjoy the said hereditaments and premises and every part thereof and receive the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the Vendors or any of them or any person or persons lawfully or equitably claiming from under or in trust for them or from or under ^{any of their} predecessors-in-title AND that free from all encumbrances whatsoever made or suffered by the vendors or any of them or by any of their predecessors-in-title or any person or persons whomsoever AND FURTHER that the Vendors and all persons having or lawfully or equitably claiming any estate or interest in the said hereditaments and premises or any part thereof from under or in trust for the Vendors shall and will from time to time and at all times hereafter at the request and costs of the Purchaser do and execute or cause to be done and executed all such acts deeds and things whatsoever for further and more perfectly assuring the said messuage or dwelling house tenement land hereditaments and premises and every part thereof unto and to the use of the Purchaser in manner aforesaid as shall or may be reasonably required.

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT partly two and partly three storied brick built messuage tenement hereditaments and premises or dwelling house and premises together with the piece or parcel of revenue free land on part whereof the same is erected and built containing by estimation an area of 5 Katta & 10 Chittacks be the same a little more or less situate lying at and being premises No. 20, Lansdowne Terrace within the Municipal limits of the town of Calcutta being parts of holdings Nos. 143 & 144 Sub-Division Q Division VI Dihi Panchannogram District 24 Parganas Thane Tollygunge Sub-Registration District Alipore and butted and bounded as follows :--

On the North:- Premises No.14 Lansdowne Terrace owned by Sri Sanatan Bhattacharyya.

He
P
P
B

On the East :- Premises Nos. 18A and 18B, Lansdowne Terrace owned by Sri Birendra Nath Datta.
On the South :- Lansdowne Terrace. (Road).
On the West :- Premises No. 22 Lansdowne Terrace owned by Sri Sitalakanta Ganguli.

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

SIGNED SEALED AND DELIVERED at Calcutta in the presence of :-

A.K. Sen Solicitor Calcutta.

Arunendra Nath Chatterjee
5-1 Belbela Road, Kalyan, Cal

Sures Chandra Sen MY SEAL.

Rames Chandra Sen MY SEAL.

Prabodh Chandra Sen MY SEAL.

Birendra Kumar Sen MY SEAL.

RECEIVED of and from the within-named Purchaser, the within mentioned sum of Rupees One Lac fifteen thousand only being the full amount of consideration money as per Memo below: - Rs. 1,15,000/-

MEMO OF CONSIDERATION.

By a cheque No. 105509, dated 31.5.1951 drawn on the United Bank of India Limited by the Purchaser in favour of the vendors Rs 1,11,000/-
By earnest Rs 3,000/-
By Cash (10 pieces Reserve Bank of India notes Rs 100/- each) Rs 1,000/-
Rs 1,15,000

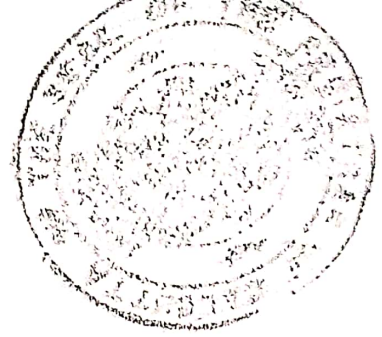
Witnesses:-

A.K. Sen Solicitor Calcutta.

Arunendra Nath Chatterjee
5-1 Belbela Road, Kalyan, Cal

(Rupees one lac fifteen thousand) only
Sures Chandra Sen
Rames Chandra Sen
Prabodh Chandra Sen
Birendra Kumar Sen

Yale
Registrar of Calcutta 51.
31-5-51



Presented for registration at 11/11/51
 at the Calcutta Registration office
 on the 31st day of May 1951
 By Sures Chandra Sen
 (one of the executors)
 ✓ Sures Chandra Sen

Y. Ali
 Registrar of Companies - 51
 31.

Execution is admitted
 By Sures Chandra Sen
 son of Rames Chandra Sen
 of (3) Probodh Chandra Sen, all Sons of
 By caste Late Bankan Chandra Sen
 By profession Bengal Kumar Sen S/O Sures Chandra Sen
Sures Chandra Sen
Rames Chandra Sen
Probodh Chandra Sen
Bengal Kumar Sen
all of 20 Lansdown Terrace
Calcutta, By caste Hindu by
profession Pension-holder, Retired
Service holder, Medical Practitioner
and service holder respectively.

A. K. Sen
 - Secretary -
 Calcutta

Y. Ali
 By A. K. Sen
 son of Probodh Chandra Sen
 of 10 Alipore St, Calcutta
 By caste Hindu
 By profession Lawyer

Stamp impression of the
 executor is dispensed with

Arumyusuf Ali
 Registrar of Companies
 31. 5. 51

Dated this 31st day of May 1951.

Regd
Book No. 7
Volume No. 53
Pages 272 to 276
Binding No. 2084
for the year 1951

M/S

109



Yali
Calcutta
4 8 51

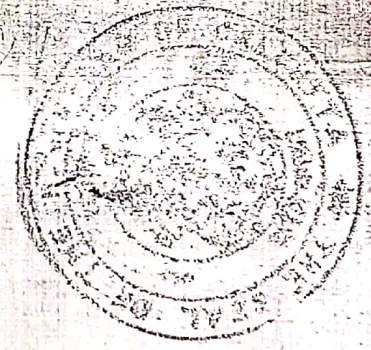
Rs. 40.25/-

a/v 153 (51-52)
R:- 20, Law
197

FROM
SURES CHANDRA SEN & OTHERS
TO
SREEMUTTY CHARULATA BANERJEE

Rs. 5/-

* CONVEYANCE



Yali
31-5-51

1044 + 1045 (51-52)
4-12-51



A. K. SEN, B.L.
Solicitor
10, Old Post Office Street, Calcutta.