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P-1248/1



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

V 234280

Q-275554/17

Certified that the Document is a true and correct copy of the original as registered with me and the original is deposited with me and the Document is a part of the Document.

3/3/17
Ar
1:00 P.M

(Handwritten Signature)
Additional District Sub-Registrar
Barasat, North 24 Parganas
03 MAR 2017

DEED OF CONVEYANCE

THIS INDENTURE OF CONVEYANCE is made on this the 3rd day of March, Two Thousand Seventeen (2017)

BETWEEN

To be cont.....

(2)

(1) **EBRAHIM MOLLA**, (2) **SURAB UDDIN MOLLA**, both sons of Late Safor Ali Molla, both are residing at Village - Konchpukur, P.O. - Hatgacha, P.S. - K.L.C., District of South 24 Parganas, Kolkata - 700156, by faith- Islam, by occupation- Cultivator, by Nationality- Indian, hereinafter called and referred to as the "**VENDORS**" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their legal heirs, executors, administrators, representatives nominees and assigns) of the ONE PART.

-AND-

NITU DEVELOPERS PRIVATE LIMITED (having PAN : **AAECN1633P**), a limited Company incorporated under the Companies Act. 1956, having its Office at Lauhati, P.O. - Lauhati, P.S. - Rajarhat, Dist. North 24 Parganas, Kolkata - 700135, represented by its Director **JAMAL UDDIN MOLLA**,(having PAN: **AIYPM1138K**), son of Mojambari Molla, residing at Village & P.O. Lauhati, P.S. - Rajarhat, Dist. North 24 Parganas, Kolkata - 700135, by faith- Islam, by occupation- Business, by Nationality- Indian, hereinafter called and referred to as the "**PURCHASER**" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its Director in office for the time being in force, executors, administrators, representatives and assigns) of the OTHER PART.

To be cont

(3)

WHEREAS One Dedar Box Mondal was the absolute recorded owner and possessor of plots of Sali land total measuring an area of 34.28 Satak comprised in R.S. & L.R. Dag No. 5115, 5175 & 5179, L.R. Khatian No. 3146 (in the name of Dedar Box Mondal) under the following manner :-

Recorded land area	Share of land	Total land	R.S. & L.R. Dag	L.R. Kh No.	Nature of land
17.06 Satak	0.0603	283 Satak	5115	3146	Shali
12.68 Satak	0.0818	155 Satak	5175	3146	Shali
04.54 Satak	0.0709	64 Satak	5179	3146	Shali
Total land measuring 34.28 Satak more or less					

lying and situated at Mouza- MATIAGACHA, J.L. No. 187, R.S. No. 154, Touzi No. 146, within the local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat P.S. at present Rajarhat Police Station, in the District of North 24 Parganas and enjoyed the same absolutely free from all encumbrances whatsoever.

AND WHEREAS While seized and possessed of the aforesaid plots of land, the said Dedar Box Mondal died intestate leaving behind his one son namely Samdani Molla and two daughter namely Johuronnechha Bibi,

To be cont

(4)

Rahima Bibi, as his legal heirs and successor to his estate and the become the absolute owner of the aforesaid plots of land in terms of the Muslim Farayez Act. where the son get 17.14 Satak (2/4 share out of 34.28 Satak) and each daughter get 08.57 Satak (1/4 share out of 34.28 Satak) and free from all encumbrances whatsoever.

AND WHEREAS said Rahima Bibi, wife of Late Safor Ali Molla was the absolute recorded owner and possessor of plots of land total measuring an area of 00.12 Satak comprised in R.S. & L.R. Dag Nos. 5127 & 5175/5229, by virtue of own L.R. Settlement Record of Rights being L.R. Khatian No. 3012 (in the name of Rahima Bibi) under the following manner :-

Recorded land area	Share of land	Total land	R.S. & L.R. Dag	L.R. Kh No.	Nature of land
00.03 Satak	0.0074	04 Satak	5127	3012	Khal
00.09 Satak	0.0074	12 Satak	5175/5229	3012	Khal
Total land measuring 00.12 Satak more or less					

lying and situated at Mouza- MATIAGACHA, J.L. No. 187, R.S. No. 154, Touzi No. 146, within the local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat P.S. at present Rajarhat Police Station, in the District of North 24 Parganas and enjoying the same

To be cont

(5)

absolutely free from all encumbrances whatsoever.

AND WHEREAS aforesaid circumstances the said Rahima Bibi, was the absolute owner and possessor of plots of land total measuring an area of 08.69 Satak more or less, (i.e. by virtue of inheritance from father measuring 08.57 Satak and her own record measuring 00.12 Satak), comprised in R.S. & L.R. Dag Nos. 5115, 5175, 5179, 5127 & 5175/5229, all under L.R. Khatian No. 3146 & 3012, lying and situated at Mouza-MATIAGACHA, J.L. No. 187, R.S. No. 17, Touzi No. 146, within the local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat at present Rajarhat Police Station, in the District of North 24 Parganas, absolutely free from all encumbrances whatsoever.

AND WHEREAS While seized and possessed of the aforesaid plots of land, the said Rahima Bibi, transferred and Gifted her two sons namely Ebrahim Molla and Surab Uddin Molla, (the Vendors herein) ALL THAT piece or parcel of land total measuring an area 05.50 Satak out of 08.57 Satak more or less, comprised in R.S. & L.R. Dag Nos. 5115, 5175 & 5179, all under L.R. Khatian No. 3146, lying and situated at Mouza-MATIAGACHA, J.L. No. 187, R.S. No. 17, Touzi No. 146, within the

To be cont

(6)

local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat at present Rajarhat Police Station, the District of North 24 Parganas, by a registered Deed of Gift in Bengali language, dated 03/02/2012, registered at the office of the A - D - S - R Barasat, North 24 Parganas, copied in Book No. 1, Being No. - 00693, for the year 2012.

AND WHEREAS While seized and possessed of the aforesaid plots of land, measuring an area 03.19 Satak out of 08.69 Satak the said Rahima Bibi died intestate leaving behind her two sons namely Ebrahim Molla and Surab Uddin Molla, (the Vendors herein) as her legal heirs and successor to her estate and the become the absolute owner of the aforesaid plots of land in terms of the Muslim Farayez Act.

AND WHEREAS Since then, the said Ebrahim Molla and Surab Uddin Molla, (the Vendors herein) are the absolute owners and possessor of ALL THAT piece or parcel of Sali land total measuring an area 08.69 Satak more or less, comprised in R.S. & L.R. Dag Nos. 5115, 5175, 5179, 5127 & 5175/5229, all under L.R. Khatian No. 3146 & 3012, lying and situated at Mouza- MATIAGACHA, J.L. No. 187, R.S. No. 17, Touzi No. 146, within the local limits of Kirtipur 2 No. Gram Panchayet, within

To be cont

(7)

the jurisdiction of Barasat at present Rajarhat Police Station, in the District of North 24 Parganas, morefully described in the schedule hereinafter written by virtue of above inheritance and record of rights and have been enjoying the same as per demarcation peacefully, freely, absolutely and without any interruptions from any corners whatsoever by paying usual rents and taxes to the proper authorities in their names as absolute owner and possessors thereof and have the full right to dispose or transfer the same to any body in any way as the Principal herein shall think fit and proper.

AND WHEREAS Now the Vendors herein have agreed to sell and the Purchaser herein has agreed to purchase the aforesaid plot of land total measuring an area of 05.62 Satak more or less, (i.e. by virtue of aforesaid Gift measuring an area 05.50 Satak and in the name of mother recorded land measuring an area 00.12 Satak), comprised in R.S. & L.R. Dag Nos. 5115, 5175, 5179, 5127 & 5175/5229, all under L.R. Khatian No. 3146 & 3012, lying and situated at Mouza- MATIAGACHA, J.L. No. 187, R.S. No. 154, Touzi No. 146, within the local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat P.S. at present Rajarhat

To be cont

(8)

Police Station, in the District of North 24 Parganas, more fully described in the schedule hereinafter written, for the total consideration of **Rs. 2,00,000/- (Rupees Two Lac) only.**

NOW THIS INDENTURE WITNESSETH THAT in pursuance of the said agreement and in consideration of **Rs. 2,00,000/- (Rupees Two Lac) only**, of the lawful money of the Union of India in hand and well and truly by the Purchaser to the Vendors paid at the time of or before the execution hereof (the receipt whereof the Vendors doth hereby by this receipt and Memo of consideration hereunder written admit and acknowledge the payment of the same and every part thereof forever release, discharge and acquit the Purchaser and the properties benefits and rights hereby granted sold, conveyed transferred assigned and assured or expressed or intended so to be) the Vendors doth hereby grant sell, convey transfer assign and assure unto and in favour of the Purchaser herein **ALL THAT** piece or parcel of Sali and Khal land 05.62 Satak more or less, comprised in R.S. & L.R. Dag Nos. 5115, 5175, 5179, 5127 & 5175/5229, all under L.R. Khatian No. 3146 & 3012, lying and situated at Mouza- MATIAGACHA, J.L. No. 187,

To be cont

(9)

R.S. No. 154, Touzi No. 146, within the local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat P.S. at present Rajarhat Police Station, at present Rajarhat Police Station, in the District of North 24 Parganas, more fully and particularly described in the Schedule hereunder written and hereinafter referred to as the 'SAID PLOTS OF LAND' together with all and singular the tangible and intangible assets edifices fixtures gates courts courtyards compound boundaries, areas sewers drains ways paths passages fences hedges ditches trees water courses lights and all manner of former and other right liberties benefits, privileges easements appendages and appurtenances whatsoever belonging or in any way appertaining thereto or reputed or known to be part or parcel of member thereof which now is or are or hereto before were or was held used occupied or enjoyed therewith AND reversion or reversions remainder or remainders and rents issues and profits thereof and all and every part thereof AND all the Raiyati and entire share estate right title interest inheritance use trust possession property claim easements quasi easements privileges claims and demands whatsoever of the Vendors out of or upon the properties benefits and rights hereby granted sold, conveyed transferred assigned and assured or expressed or intended so to be TOGETHER WITH all deeds

To be cont

(10)

paths muniments writings and evidences of title in anyway relating to or connected with the said property or any part thereof which now are or is or hereafter may be in possession, power, custody or control of the Vendors or any person or persons from whom the Vendors or any of them may procure the same without any action or suit at law or in equity TO HAVE AND TO HOLD the same unto and to the use of the Purchaser absolutely and forever for a perfect and indefeasible estate of inheritance in fee simple in possession without any manner of condition use trust or other thing whatsoever to alter defeat encumber or make void the same and free from all encumbrances mortgages, charges, leases, tenancies, occupancy rights, liens, lispences, attachments, bargaders, trusts, claims, demands, acquisition, requisition, vesting, alignment claims demands and liabilities whatsoever or howsoever.

THE VENDORS DOTH HEREBY COVENANT WITH THE PURCHASER AS UNDER :-

- 1 That free and clear and freely and clearly and absolutely acquitted exonerated and release or otherwise by and at the cost and expenses of the Vendor/s is/are and sufficiently entitled and saved defended kept

To be cont

(11)

harmless and other easement rights title claim mortgage liens
lispendences, attachments whatsoever.

2. That the Purchaser shall hereinafter peacefully and quietly possess and enjoy the said property in khas without any claim or demand whatsoever from the Vendors or their legal heirs, executors, administrators, representatives, nominees and assigns.
3. That no notice issued under the public demand recovery act has been served on the Vendors not any such notice has been published.
4. That the land fully described in the schedule below stands retained by the Vendors through operation of family ceiling as envisaged in chapter II-B, West Bengal Land Reforms Act.
5. That the said land or any part or portion thereof or under any interest therein has not vested in and/or is neither acquired nor any notice has been served under the state of West Bengal Estate Acquisition Act. 1953 or statutory modification thereof or under the Urban Land (Ceiling & Regulations) Act. 1976 or any other law for the time being in force.
6. It is hereby declared by the Vendors that the said land which have been described in the schedule hereinafter written is the self acquired

To be cont

(12)

property of the Vendors and that they are not the benamder of any one.

7. It is hereby declared that the said Purchaser has the absolute right to mutata its name in respect of the present purchased land.
8. All the taxes land revenue and impositions payable in respect of the said property up to date of these presents have been fully paid by the Vendors and if any portion of such taxes levies impositions etc. be found to have remained unpaid for the period up to date the same shall be deemed to be the liability of the Vendors and realizable from the Vendors.
9. It is hereby declared by the Vendors that the said land are absolutely free from all encumbrances and that is not the benamder of anyone and the same is not the DEBATTOR or PIROTTOR property or is not subject matter of any court case or not any litigation from any corners whatsoever.
10. That the Vendors have not yet taken any loan or financial benefits from any bank or financial institutions or any corners in respect of the schedule mentioned land.
11. If it is transpired subsequently that the said property hereby sold, con-

To be cont

(13)

veyed and transferred and assigned by the Vendors are found to be not free from all encumbrances or if it is found that the total quantum or any quantum of the land sold, conveyed and transferred are physically absent or the Vendors do not have valid right title interest and possession of the said land or any part thereof, the Vendors shall be bound to give possession of the equal quantum of land owned held and possessed by them and if any mistake is detected hereafter in this deed, that will be ratified by the Vendors without any claim or demand at the cost of the purchaser.

AND the Vendors herein deliver this day khas possession of the said land unto the Purchaser herein.

THE SCHEDULE OF THE PROPERTY ABOVE REFERRED TO;

(Description of land hereby sold by the Vendors herein)

ALL THAT piece or parcel of rayati dakhali swattiya bisistha sali and Khal land 05.62 Satak more or less, (i.e. by virtue of aforesaid Gift measuring an area 05.50 Satak and in the name of mother recorded land measuring an area 00.12 Satak), comprised in R.S. & L.R. Dag Nos. 5115, 5175, 5179, 5127 & 5175/5229, all under L.R. Khatian No. 3146 & 3012, under the follow-

To be cont

(14)

ing manner as per Dag & Khatian wise:-

Saleable area	Share	Total land	R.S.&L.R. Dag No.	L.R. Kh. No.	Nature of Land
02.83 Satak	0.0100	283 Satak	5115	3146	Shali
02.00 Satak	0.0129	155 Satak	5175	3146	Shali
00.67 Satak	0.0105	64 Satak	5179	3146	Shali
00.03 Satak	0.0074	04 Satak	5127	3012	Khal
00.09 Satak	0.0074	12 Satak	5175/5229	3012	Khal
Total land measuring 05.62 Satak more or less					

lying and situated at Mouza- MATIAGACHA, J.L. No. 187, R.S. No. 154, Touzi No. 146, at present Touzi No. 12, within the local limits of Kirtipur 2 No. Gram Panchayet, within the jurisdiction of Barasat Police Station, at present Rajarhat Police Station, Pargana- Anowarpur, under A.D.S.R. Office, Barasat, in the District of North 24-Parganas, in the State of West Bengal.

It is clearly stated herein that the Vendors herein sold and conveyed the said total land measuring of 05.62 Satak be the same a little more or less together with all easement right of the same unto and in favour of the Purchaser herein. There are no road surrounding those plots.

The annual proportionate rent will be payable as per State Government Rules and Regulations.

To be cont

(15)

IN WITNESS WHEREOF the Parties have hereunto set and subscribed their hand's and seal's on the day, month and year first above written.

SIGNED SEALED AND DELIVERED

by the Vendor at Rajarhat in Presence of:

1. Ajjim Molla
of Kankhat, Rajarhat

2. Subhali
Rajarhat
1001-135

স্বাক্ষরিত করা হল

Deed prepared and explained

by me.

SWAPON BISWAS
Advocate

BANARSA SUDHARMA

Advocate
E-40-F-46/2002

স্বাক্ষরিত করা হল

SIGNATURE OF THE VENDORS

TYPED BY:

✓ B

Asha Computer, Kol - 135.

To be cont

(16)

MEMO OF CONSIDERATION

RECEIVED with thanks from the within named purchaser, a sum of **Rs. 2,00,000/- (Rupees Two Lac) only**, being the full consideration money of the schedule mentioned land and payment as per memo below.

MEMO

<u>Dated</u>	<u>Cheque No.</u>	<u>Drawn on</u>	<u>Amount (Rs)</u>
03/03/2017	722287	UCO Bank Hatibagan Br., Kol- 06	82,500/-
03/03/2017	722288	Do	82,500/-
03/03/2017	Cash	-----	35,000/-

Total **Rs. 2,00,000/- (Rupees Two Lac) only.**

WITNESSES :-

1. *Ajij Molla*
of Lauhati


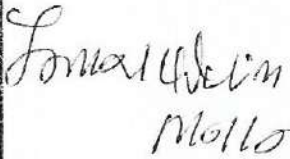























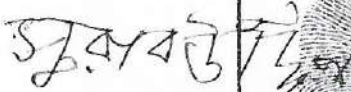
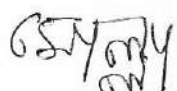










2. *Sobeha*
Rajarkat
1001-125

প্রতিষ্ঠান

স্বাক্ষর

SIGNATURE OF THE VENDORS

SPECIMEN FORM FOR TEN FINGERPRINTS

Sl. No.	Signature of the executants/ presentants					
	 					
		Little	Ring	Middle	Fore	Thumb
		(Left Hand)				
						
Thumb	Fore	Middle	Ring	Little		
					(Right Hand)	
	 					
		Little	Ring	Middle	Fore	Thumb
		(Left Hand)				
						
Thumb	Fore	Middle	Ring	Little		
					(Right Hand)	
	  					
		Little	Ring	Middle	Fore	Thumb
		(Left Hand)				
						
Thumb	Fore	Middle	Ring	Little		
					(Right Hand)	

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

GRN: 19-201617-004853216-1

Payment Mode Online Payment

GRN Date: 03/03/2017 12:39:54

Bank : State Bank of India

BRN : IK00CQGFL4

BRN Date: 03/03/2017 12:40:36

DEPOSITOR'S DETAILS

Id No. : 15030000275554/1/2017

[Query No./Query Year]

Name : SUVANKAR DAS

Contact No. :

Mobile No. : +91 9836206079

E-mail : dassuva1685@gmail.com

Address : 28/1 B B ST KOL 36

Applicant Name : Mr Jamaluddin Molla

Office Name :

Office Address :

Status of Depositor : Others

Purpose of payment / Remarks : Sale, Sale Document Payment No 1

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	15030000275554/1/2017	Property Registration- Registration Fees	0030-03-104-001-16	8770
2	15030000275554/1/2017	Property Registration- Stamp duty	0030-02-103-003-02	39728
Total				48498

In Words : Rupees Forty Eight Thousand Four Hundred Ninety Eight only

Major Information of the Deed



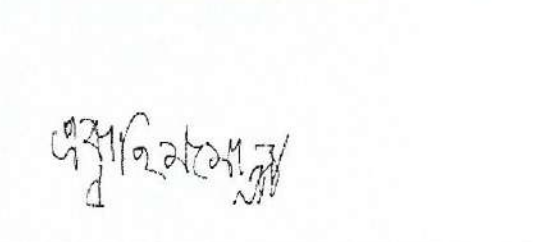
Deed No :	I-1503-01248/2017	Date of Registration	03/03/2017
Query No / Year	1503-0000275554/2017	Office where deed is registered	
Query Date	02/03/2017 10:12:57 AM	A.D.S.R. BARASAT, District: North 24-Parganas	
Applicant Name, Address & Other Details	Jamaluddin Molla Lauhati,Thana : Rajarhat, District : North 24-Parganas, WEST BENGAL, PIN - 700135, Mobile No. : 9836048243, Status :Buyer/Claimant		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 2,00,000/-	Rs. 7,96,169/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 39,828/- (Article:23)	Rs. 8,770/- (Article:A(1), E)		
Remarks			



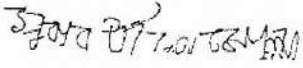
Land Details :

District: North 24-Parganas, P.S:- Barasat, Gram Panchayat: KIRITIPUR-II, Mouza: Matiagachha

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1	LR-5115	LR-3146	Bastu	Shali	2.83 Dec	1,00,712/-	4,00,918/-	
L2	LR-5175	LR-3146	Bastu	Shali	2 Dec	71,174/-	2,83,334/-	
L3	LR-5179	LR-3146	Bastu	Shali	0.67 Dec	23,843/-	94,917/-	
L4	LR-5127	LR-3012	Bastu	Khal	0.03 Dec	1,068/-	4,250/-	
L5	LR-5175/5229	LR-3012	Bastu	Khal	0.09 Dec	3,203/-	12,750/-	
		TOTAL :			5.62Dec	2,00,000 /-	7,96,169 /-	
		Grand Total :			5.62Dec	2,00,000 /-	7,96,169 /-	

Seller Details :


SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Fingerprint	Signature
	Ebrahim Molla (Presentant) Son of Late Safor Ali Molla Executed by: Self, Date of Execution: 03/03/2017 , Admitted by: Self, Date of Admission: 03/03/2017 ,Place : Office	 <small>03/03/2017</small>	 <small>LTI 03/03/2017</small>	 <small>03/03/2017</small>
Konchpukur, P.O:- Hatgacha, P.S:- Kolkata Leather Camp, District:-South 24-Parganas, West Bengal, India, PIN - 700156 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, Status :Individual				

2.	Name	Photo	Fingerprint	Signature
	Surab Uddin Molla Son of Late Safor Ali Molla Executed by: Self, Date of Execution: 03/03/2017 , Admitted by: Self, Date of Admission: 03/03/2017 ,Place : Office			
	03/03/2017	LTI 03/03/2017	03/03/2017	
Konchpukur, P.O:- Hatgacha, P.S:- Kolkata Leather Camp, District:-South 24-Parganas, West Bengal, India, PIN - 700156 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India Status :Individual				

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	NITU DEVELOPERS PRIVATE LIMITED LAUHATI, P.O:- Lauhati, P.S:- Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN - 700135 PAN No.:AAECN1633PStatus :Organization

Identifier Details :

Name & address	
AJIJUL MOLLA Son of Abdul Hamid Molla Lauhati, P.O:- Lauhati, P.S:- Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN - 700135, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , Identifier Of Ebrahim Molla, Surab Uddin Molla,	
	03/03/2017

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Ebrahim Molla	NITU DEVELOPERS PRIVATE LIMITED-1.415 Dec
2	Surab Uddin Molla	NITU DEVELOPERS PRIVATE LIMITED-1.415 Dec

Transfer of property for L2

SI.No	From	To. with area (Name-Area)
1	Ebrahim Molla	NITU DEVELOPERS PRIVATE LIMITED-1 Dec
2	Surab Uddin Molla	NITU DEVELOPERS PRIVATE LIMITED-1 Dec

Transfer of property for L3

SI.No	From	To. with area (Name-Area)
1	Ebrahim Molla	NITU DEVELOPERS PRIVATE LIMITED-0.335 Dec
2	Surab Uddin Molla	NITU DEVELOPERS PRIVATE LIMITED-0.335 Dec

Transfer of property for L4

SI.No	From	To. with area (Name-Area)
1	Ebrahim Molla	NITU DEVELOPERS PRIVATE LIMITED-0.015 Dec
2	Surab Uddin Molla	NITU DEVELOPERS PRIVATE LIMITED-0.015 Dec

Transfer of property for L5

SI.No	From	To. with area (Name-Area)
1	Ebrahim Molla	NITU DEVELOPERS PRIVATE LIMITED-0.045 Dec
2	Surab Uddin Molla	NITU DEVELOPERS PRIVATE LIMITED-0.045 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S:- Barasat, Gram Panchayat: KIRITIPUR-II, Mouza: Matiagachha

Sch No	Plot & Khatian Number	Details Of Land
L1	LR Plot No:- 5115(Corresponding RS Plot No:- 5115), LR Khatian No:- 3146	Owner:দিদার বক্স মণ্ডল, Gurdian:কছিমদ্দিন, Address:মোবারকপুর, Classification:শালি, Area:0.17000000 Acre,
L2	LR Plot No:- 5175(Corresponding RS Plot No:- 5175), LR Khatian No:- 3146	Owner:দিদার বক্স মণ্ডল, Gurdian:কছিমদ্দিন, Address:মোবারকপুর, Classification:শালি, Area:0.12000000 Acre,
L3	LR Plot No:- 5179(Corresponding RS Plot No:- 5179), LR Khatian No:- 3146	Owner:দিদার বক্স মণ্ডল, Gurdian:কছিমদ্দিন, Address:মোবারকপুর, Classification:শালি, Area:0.04000000 Acre,
L4	LR Plot No:- 5127(Corresponding RS Plot No:- 5127), LR Khatian No:- 3012	Owner:রহিমা বিবি, Gurdian:দিদার বক্স, Address:মোবারকপুর, Classification:খাল,
L5	LR Plot No:- 5175/5229(Corresponding RS Plot No:- 5175/5229), LR Khatian No:- 3012	Owner:রহিমা বিবি, Gurdian:দিদার বক্স, Address:মোবারকপুর, Classification:খাল,

Endorsement For Deed Number : I - 150301248 / 2017

On 03-03-2017

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : of Indian Stamp Act 1899.

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

Presented for registration at 13:00 hrs on 03-03-2017, at the Office of the A.D.S.R. BARASAT by Ebrahim Molla , c of the Executants.

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 7,96,169/-

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

Execution is admitted on 03/03/2017 by 1. Ebrahim Molla, Son of Late Safor Ali Molla, Konchpukur, P.O: Hatgacha, Thana: Kolkata Leather Camp, , South 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Muslim, by Profession Cultivation, 2. Surab Uddin Molla, Son of Late Safor Ali Molla, Konchpukur, P.O: Hatgacha, Thana: Kolk. Leather Camp, , South 24-Parganas, WEST BENGAL, India, PIN - 700156, by caste Muslim, by Profession Cultiva Indetified by AJIJUL MOLLA, , , Son of Abdul Hamid Molla, Lauhati, P.O: Lauhati, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Muslim, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 8,770/- (A(1) = Rs 8,756/- ,E = Rs 14/-) at Registration Fees paid by Cash Rs 0/-, by online = Rs 8,770/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WE Online on 03/03/2017 12:40PM with Govt. Ref. No: 192016170048532161 on 03-03-2017, Amount Rs: 8,770/-, Bar State Bank of India (SBIN0000001), Ref. No. IK00CQGFL4 on 03-03-2017, Head of Account 0030-03-104-001-16

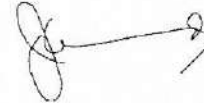
Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 39,828/- and Stamp Duty paid by Stamp Rs 100/ by online = Rs 39,728/-

Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10/-

2. Stamp: Type: Impressed, Serial no 744, Amount: Rs.100/-, Date of Purchase: 03/03/2017, Vendor name: T K SAH
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WE Online on 03/03/2017 12:40PM with Govt. Ref. No: 192016170048532161 on 03-03-2017, Amount Rs: 39,728/-, Bank: State Bank of India (SBIN0000001), Ref. No. IK00CQGFL4 on 03-03-2017, Head of Account 0030-02-103-0002



Joyjit Chanda

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BARASAT

North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

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being No 150301248 for the year 2017.



Digitally signed by JOYJIT CHANDA
Date: 2017.03.03 17:32:58 +05:30
Reason: Digital Signing of Deed.

(Joyjit Chanda) 03/03/2017 17:32:57
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BARASAT
West Bengal.

(This document is digitally signed.)