

27 P 14977

03523 5000Rs.



9 PM
13.12.06

CVN 412,182

admissible under Rule 21 only stamps
 under the Indian Stamp Act, 1899
 and as amended by W. Bengal
 Stamp Amendment Act, 1988.
 Schedule IA No. 23+5(d)
 Fee Paid as under:-



S. B. I.
 Cheque No. 454 925 455 011
 dt. 27.3.07 for 26.3.07
 Rs. 11850 + 2300 = 14150/-

has been Paid as bank stamp duty,

MINISTRY OF ASSURANCE
 CALCUTTA 700 001

27-3-07 ARA - I
 27.3.07

THIS INDENTURE made this 13 day of December Two Thousand Six

BETWEEN MSST. DULALI BIBI widow of the late Allauddin Molla, ZAKIR HOSSAIN MOLLA, TAHIR HOSSAIN MOLLA, ALTAB HOSSAIN MOLLA, SAJJAD HOSSAIN MOLLA, SABIR HOSSAIN MOLLA all sons of the late Allauddin Molla, MSST. FARIDA BIBI wife of Samsur Rahman, KAMALUDDIN MOLLA, JAMALUDDIN MOLLA AND SALAUDDIN MOLLA, all sons of the late Khorshed Ali Molla, all residing at Village Manikpur, Police Station Sonarpur, Dist. South 24-Parganas hereinafter jointly referred to as the VENDORS (which

A 1991
 E 7
 255
 25
 16) 4
 2082
 181500

A 1991
 E 7
 255
 25
 16) 4
 2082

SBI Kolkata Branch
 Cheque No. 094933
 dt. 15.12.06
 Rs. 6000/-
 has been Paid as bank Stamp Duty

51250
 10200
 250

Deficit "A" Fees Rs. 2607.00

Subsequently realised

SBI Cheque No. 412182

122738

12 DEC 2006

Gold to **VICTOR MOSES & CO.**
Address: 5000/6, Old Port Police Street,
Calcutta-700 001

L. E. WANDER,
HIGH COURT CLERK

2818mm 26mm 18mm



7392

Presented for Registration
9 am on the 13th
days of Dec year 2006

Vendor's Residence
by *Kamaluddin Molla* for the only

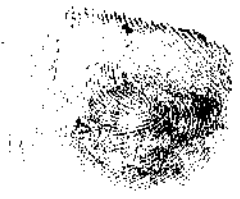
ADDITIONAL REGISTRAR OF
ASSURANCES-1, KOLKATA
13.12.06

2818mm 26mm 18mm

7393

*Kamaluddin Molla, Kamaluddin
Molla, Tahir Hossain Sabiruddin
Molla all sons of H. Khorshed Ali
Molla Zakir Hossain Molla, Tahir
Hossain Molla. Altaf Hossain Molla
Saifud Hossain Molla, Sahib Hossain
Molla all sons of H. Albeduddin Molla
Dehali Bili W/O H. Albeduddin Molla
Fazla Bili W/O Saifur Rahman
all of New Park P.S. Barabara
Dist 24 Dec 05*

Jamil ud din molla



7396

Jakir Hossain Molla



7394

Asok Chandra Paul
Sd/-

5 07 07 18 18
Identified by
Asok Chandra Paul
A.C.



P.T.O.

ADDITIONAL REGISTRAR
ASSURANCES-1, KOLKATA
13.12.06

expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, executors, administrators, legal representatives and assigns) of the **ONE PART A N D TIRUPATI ADVISORY SERVICES PRIVATE LIMITED** a company incorporated under the Companies Act, 1956 having its registered office at premises No. 10/4B, Elgin Road, Kolkata - 700020, hereinafter referred to as the **PURCHSER** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-office and assigns) of the **OTHER PART** :

WHEREAS :

A. By eleven several Kobalas dated the 15th day of August, 1939 having Deed No. 3503, 3rd day of July, 1939 having Deed No. 2873, 29th day of August, 1949 having Deed No. 4230, 30th day of September, 1943 having Deed No. 6890, 4th day of October, 1948 having Deed No. 4881, 4th day of August, 1950 having Deed No. 3717, 21st day of April, 1959 having Deed No. 3616, 11th day of February, 1963 having Deed No. 993, 11th day of November, 1963 having Deed No. 11516, 29th day of November, 1963 having Deed No. 9943, 11th day of February, 1973 having Deed No. 989 and Patta dated the 10th day of May, 1943 having Deed No. 2533, and also by inheritance from his parents one Khorshed Ali Molla became seised and possessed of and/or otherwise well and sufficiently entitled to All That the 5.74 acres be the same a little more or less situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, comprised in-



7400 ✓

Subir Hossain malla



7401 ✓

সাবির হোসেন মল্লা



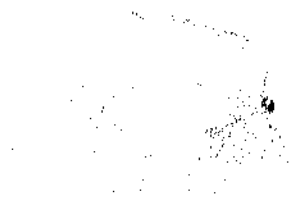
7395 ✓

Tahir Hossain molla.



7399 ✓

Sujjan Hossain molla



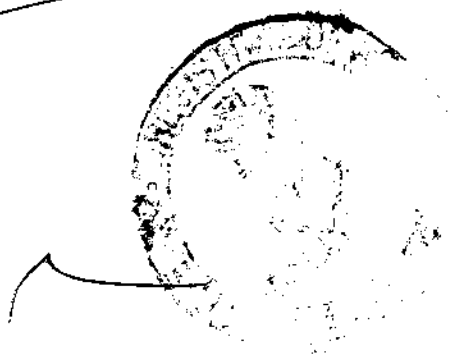
7398 ✓

Akter Hossain Molla



7397 ✓

Farida biki



ADDITIONAL REGISTRAR OF ASSURANCES-I, KOLKATA

Azra Bandyopadhyay
Acting

| C.S Khatian no. | R.S. Khatian No. | Dag no. | Area |
|-----------------------|------------------------|---------|------------|
| | 110 | 444 | .27 sataks |
| | 105 | 623 | .18 sataks |
| | 134 | 624 | .17 sataks |
| | 103 | 464 | .09 sataks |
| | 103 | 625 | .16 sataks |
| | 103 | 465 | .03 sataks |
| | 305 | 485 | .60 sataks |
| | 357 | 408 | .59 sataks |
| | 357 | 413 | .84 sataks |
| | 247 | 477 | .26 sataks |
| | 247 | 527 | .03 sataks |
| | 17 | 478 | .10 sataks |
| 93 | 200/201 | 511 | .05 sataks |
| 93 | 200/201 | 512 | .19 sataks |
| | 148 | 515 | .48 sataks |
| | 148 | 516 | .13 sataks |
| | 146 | 517 | .12 sataks |
| | 147 | 510 | .39 sataks |
| | 159 | 518 | .17 sataks |
| | 159 | 574 | .23 sataks |
| | 159 | 542 | .06 sataks |
| | 159 | 545 | .09 sataks |
| | 159 | 573 | .08 sataks |
| | 88 | 626 | .43 sataks |
| | | Total | 5.74 acres |

in the District of 24-Parganas more fully and particularly described in the Schedule thereunder written (hereinafter referred to as the said entire land).

B. The said Khorshed Ali Molla thus became seised and possessed of and/or otherwise well and sufficiently entitled to amongst others All That the said entire land.

C. By an Indenture of Settlement dated the 16th day of November, 1984 made between the said Khorshed Ali Molla of the One Part and Allauddin Molla, Kamaluddin Molla, Jamaluddin Molla and Salauddin Molla of the Other Part and registered with the Sub-Registrar, Sonarpur in Book No. I, Volume No.36, Pages 313 to 320, Being No. 4328 for the year 1984, the said Khorshed Ali

REGISTRY OF COMPANIES
ASSURANCE KOLKATA



Molla in consideration of his natural love and affection towards his said four sons granted transferred conveyed assigned and assured unto and in favour of the said four sons in trust All That the said entire land absolutely and forever with provision that upon the death of the said Settlor the said entire land shall vest in the Vendors absolutely and in equal shares.

D. The said Khorshed Ali Molla died on the 22nd day of July, 1991.

E. An area of one satak out of Dag no. 510 and an area of 4 sataks out of Dag no. 574 were acquired by the State of West Bengal under the West Bengal Land (Requisition and Acquisition) Act, 1948 vide notification no. 10240-L.A. (P.W.)/II-211/72 dated 13th June, 1974 published in the Calcutta Gazette, Extraordinary dated 14th June, 1974 for providing facilities for irrigation and drainage under Adi-Ganga Drainage Scheme.

F. The said Allauddin Molla has died intestate on the 8th day of June, 1995 leaving him surviving his widow the said Dulali Bibi, his five sons Zakir Hossain Molla, Tahir Hossain Molla, Altab Hossain Molla, Sajjad Hossain Molla, Sabir Hossain Molla and only daughter Farida Bibi as his only heirs and legal representatives who upon his death became jointly entitled to his undivided part or share in the said entire land absolutely and forever.

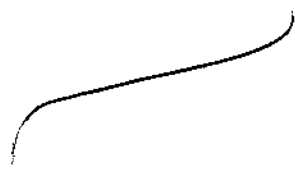
G. The Vendors are now seized and possessed of and /or otherwise well and sufficiently entitled to All That the said entire land minus the said one satak in Dag no. 510 and 4 sataks in Dag no. 574 free from all encumbrances, charges, liens, lispendens, attachments, acquisitions, requisitions, trusts of whatsoever nature.



ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA

H. The Vendors herein have agreed to sell and the Purchaser has agreed to purchase All That the piece and parcel of land containing an area of 10 sataks be the same a little more or less situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, comprised in C.S. Khatian no. 93 R.S. Khatian no. 200/201 L.R. Khatian nos.84,148, 269 and 779 Dag no. 512 Area 9 sataks out of the total area of 19 sataks and C.S. Khatian no. .. R.S. Khatian no. 147 L.R. Khatian nos.84,148, 269 and 779 Dag no. 516 Area 1 satak out of total area of 13 sataks in the District of South 24-Parganas more fully and particularly described in the Schedule hereunder written and shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (hereinafter referred to as the said land) free from all encumbrances, charges, liens, lispens, acquisition, requisition, attachments, trust of whatsoever nature at and for the consideration of Rs. 1,81,500/- (Rupees one lac eighty one thousand five hundred only).

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the said sum of Rs. 1,81,500/- (Rupees one lac eighty one thousand five hundred) only of the lawful money of the Union of India well and truly paid by the Purchaser 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 and acknowledge and of and from the same and every part thereof forever acquit release and discharge the Purchaser and the said land) the Vendor doth hereby grant transfer convey assign and assure unto and in favour of the Purchaser All That the piece and parcel of land measuring 10 sataks be the same a little more or less situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, comprised in



C.S. Khatian no. 93 R.S. Khatian no. 200/201 L.R. Khatian nos.84,148, 269 and 779 Dag no. 512 Area 9 sataks out of the total area of 19 sataks and C.S. Khatian no. . . R.S. Khatian no. 147 L.R. Khatian nos.84,148, 269 and 779 Dag no. 516 Area 1 satak out of the total area of 13 sataks in the District of South 24-Parganas more fully and particularly described in the Schedule hereunder written and 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 sewers drains ditches ancient and other lights, 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 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 granted and conveyed or expressed or intended so to be and every part thereof unto and to the use of the Purchaser absolutely and forever 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 their predecessor or predecessors-in-interest 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

ADDITIONAL REGISTRAR OF
ASSURANCES - KUALA LUMPUR

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 Purchaser in manner aforesaid **AND** the Purchaser 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 them 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 better and more perfectly assuring the said land and every part thereof unto and to the use of the Purchaser in manner aforesaid as shall or may be reasonably required.

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT the piece and parcel of land containing an area of 10 sataks be the same a little more or less situate lying at Mouja Manikpur, J.L. No. 77, Police Station & Sub- Registry Office Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, comprised in C.S. Khatian no. 93 R.S. Khatian no. 200/201 L.R. Khatian nos.84,148, 269 and 779 Dag no. 512 Area 9 sataks out of the total area of 19 sataks and C.S. Khatian no. ... R.S. Khatian no. 147 L.R. Khatian nos.84,148, 269 and 779 Dag no. 516 Area 1 satak out of the total area of 13 sataks in the District of South 24-Parganas as shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon.

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

SIGNED SEALED AND DELIVERED by
the within-named Vendors at Kolkata
in the presence of :

1. Azoll Bandyopadhyay
DAN.

1. 5/01/87/17/17

2. Jakir Hossain Molla

3. Tahir Hossain Molla

4. Akter Hossain Molla

5. Sejjab Hossain Molla

6. Subin Hossain Molla

7. Farida Bibi

8. ...

9. Jamal Uddin Molla

10. ...

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA

RECEIVED of and from the within-named Purchaser the within-mentioned sum of Rs. 1,81,500/- (Rupees one lac eighty one thousand five hundred only) being the full consideration money as per Memo below:-

MEMO OF CONSIDERATION

| DATE | PAY ORDER NO. | PAID TO | BANK/BRANCH | AMOUNT RS. |
|------------|---------------|----------------------|---|----------------|
| 11.12.2006 | 622305 | Farida Bibi | ABN AMRO Bank, Brabourne Road, Kolkata. | 6,482.00 |
| 11.12.2006 | 622192 | Kamaluddin Molla | - Do - | 45,375.00 |
| 11.12.2006 | 622288 | Sabir Hossain Molla | - Do - | 6,482.00 |
| 11.12.2006 | 622363 | Salauddin Molla | - Do - | 45,375.00 |
| 11.12.2006 | 622186 | Jamaluddin Molla | - Do - | 45,375.00 |
| 11.12.2006 | 622129 | Jakir Hossain Molla | - Do - | 6,482.00 |
| 11.12.2006 | 622359 | Altaf Hossain Molla | - Do - | 6,482.00 |
| 11.12.2006 | 622270 | Sajjad Hossain Molla | - Do - | 6,482.00 |
| 11.12.2006 | 622109 | Tahir Hossain Molla | - Do - | 6,482.00 |
| 11.12.2006 | Cash | Dulali Bibi | | 6,483.00 |
| | | | Total : | Rs.1,81,500.00 |

(RUPEES ONE LAC EIGHTY ONE THOUSAND FIVE HUNDRED ONLY)

WITNESSES :

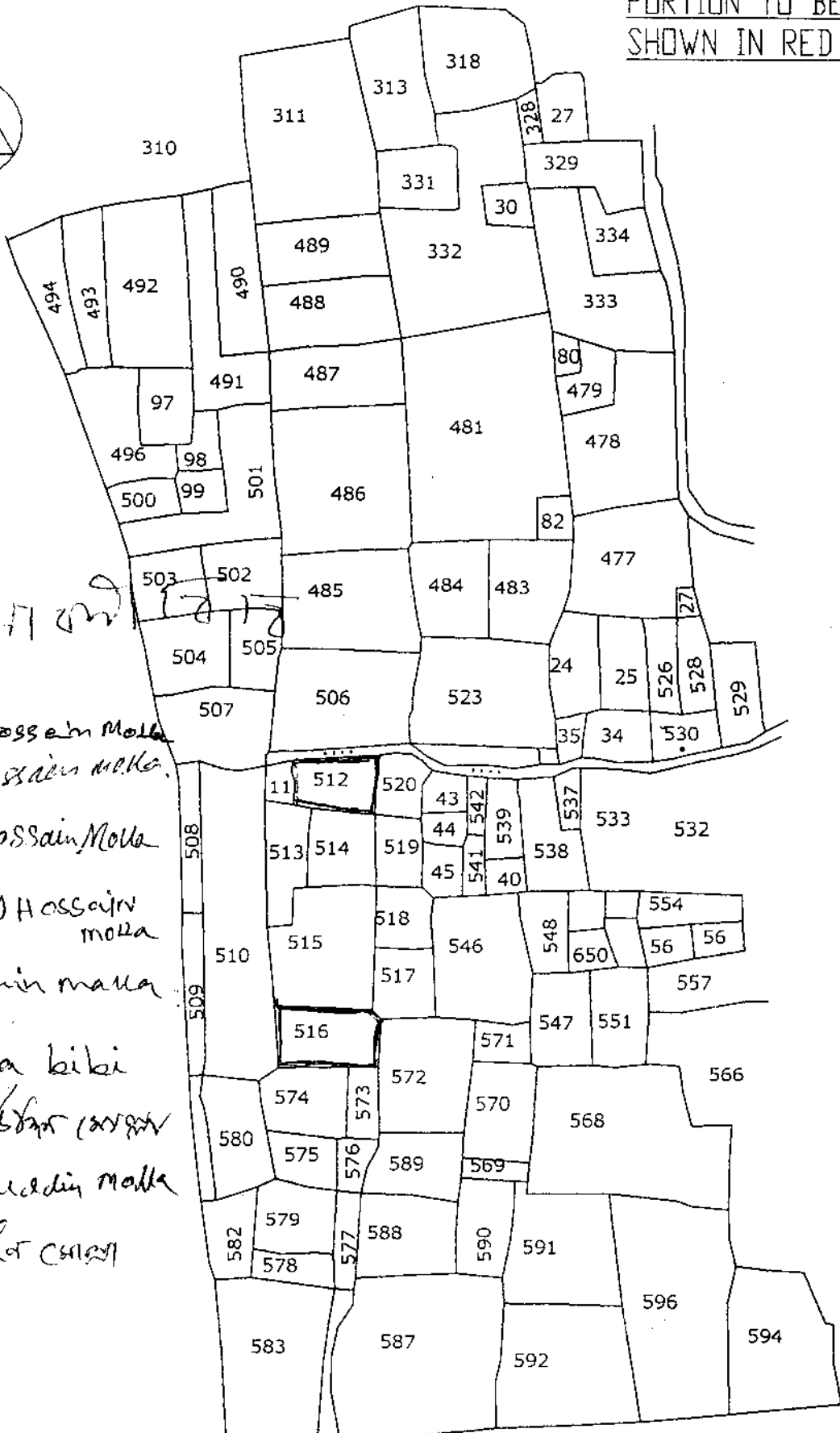
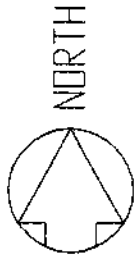
1. Abul Bandyopadhyay
Adv.

১৫ ডিসেম্বর ২০০৬
 ১. জাকির হোসাইন মোল্লা
 ২. তাহির হোসাইন মোল্লা
 ৩. আলাউদ্দিন হোসাইন মোল্লা
 ৪. সাজ্জাদ হোসাইন মোল্লা
 ৫. সাবির হোসাইন মোল্লা
 ৬. ফারিদা বিবি
 ৭. আমল উদ্দিন মোল্লা
 ৮. জামাল উদ্দিন মোল্লা
 ৯. সাল্লাউদ্দিন মোল্লা

GENERAL REGISTRAR OF
ASSURANCES-1, KOLKATA

SITE PLAN OF THE PLOTS AT MOUZA.MANIKPUR,
POLICE STATION-SONARPUR,24-PARGANAS(S)

PORTION TO BE CONVEYED
SHOWN IN RED BORDER.



































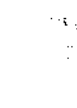


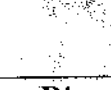





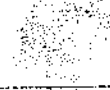


507 and 508

- 1
 - 2
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 - 8
 - 9
 - 10
- Jakir Hossain Molla
 Tahir Hossain Molla
 Altaf Hossain Molla
 Sayyid Hossain Molla
 Sabir Hossain Molla
 Farida kibi
 Jamal Uddin Molla
 SHAMSHUL HAQ CHAKRYA

REGISTRAR OF
ASSURANCES-4, KULKAIA.






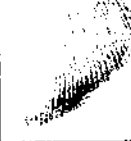




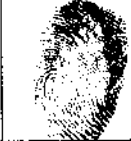

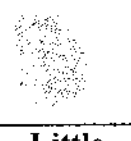




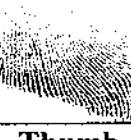
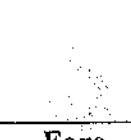

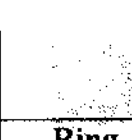
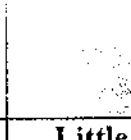

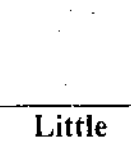
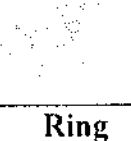

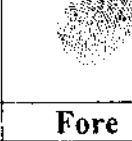
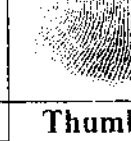
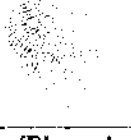
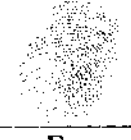

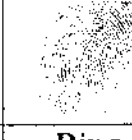
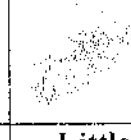




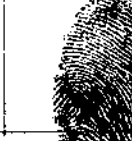





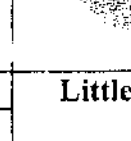


SPECIMEN FORM FOR TEN FINGER PRINTS

| | | | | | |
|---|---|---|--|---|---|
|  |  |  |  |  |  |
| | Little | Ring | Middle | Fore | Thumb |
| | (Left Hand) | | | | |
| |  |  |  |  |  |
| Thumb | Fore | Middle | Ring | Little | |
| (Right Hand) | | | | | |
| <i>507 20/18/18</i> | | | | | |
|  |  |  |  |  |  |
| | Little | Ring | Middle | Fore | Thumb |
| | (Left Hand) | | | | |
| |  |  |  |  |  |
| Thumb | Fore | Middle | Ring | Little | |
| (Right Hand) | | | | | |
| <i>Jahir Hossain Mulla</i> | | | | | |
|  |  |  |  |  |  |
| | Little | Ring | Middle | Fore | Thumb |
| | (Left Hand) | | | | |
| |  |  |  |  |  |
| Thumb | Fore | Middle | Ring | Little | |
| (Right Hand) | | | | | |
| <i>Jahir Hossain Mulla</i> | | | | | |
|  |  |  |  |  |  |
| | Little | Ring | Middle | Fore | Thumb |
| | (Left Hand) | | | | |
| |  |  |  |  |  |
| Thumb | Fore | Middle | Ring | Little | |
| (Right Hand) | | | | | |
| <i>Jahir Hossain Mulla</i> | | | | | |

GENERAL REGISTRAR OF
ASSURANCES-I, KOLKATA




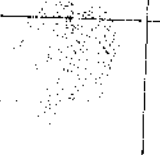
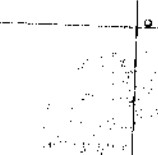

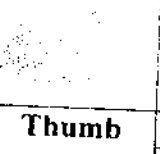
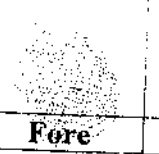
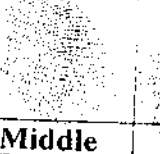
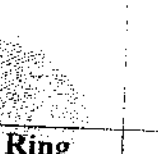
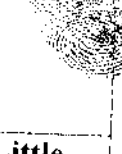

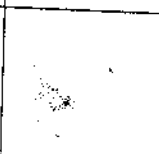
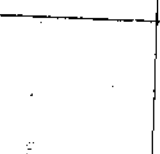
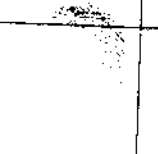
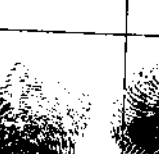


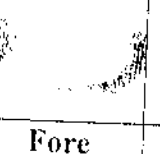
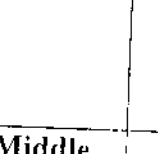
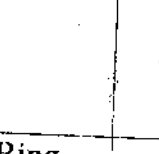
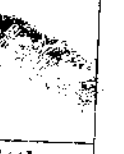
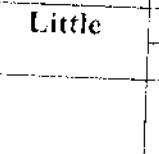
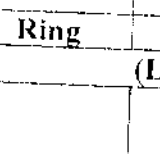
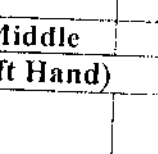
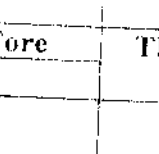
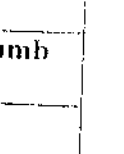
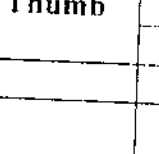
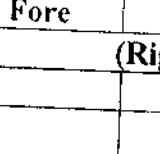
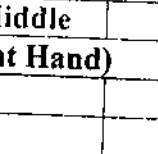
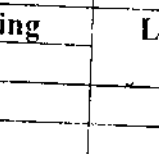
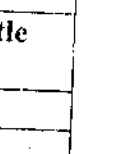
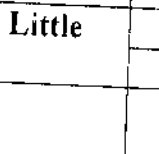
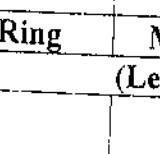
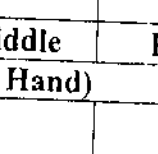
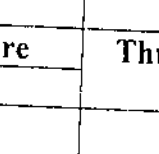
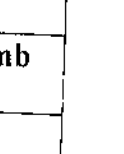
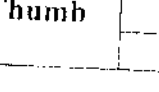
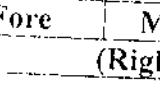
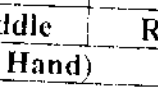
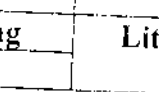

SPECIMEN FORM FOR TEN FINGER PRINTS

| | | | | | | |
|--|---|---|--|---|---|--|
|  Sayyid Hussain Mulla |  |  |  |  |  | |
| | Little | Ring | Middle | Fore | Thumb | |
| | (Left Hand) | | | | | |
| |  |  |  |  |  | |
| Thumb | Fore | Middle | Ring | Little | | |
| (Right Hand) | | | | | | |
|  Sabir Hussain Mulla |  |  |  |  |  | |
| | Little | Ring | Middle | Fore | Thumb | |
| | (Left Hand) | | | | | |
| |  |  |  |  |  | |
| Thumb | Fore | Middle | Ring | Little | | |
| (Right Hand) | | | | | | |
|  Farida Bibi |  |  |  |  |  | |
| | Little | Ring | Middle | Fore | Thumb | |
| | (Left Hand) | | | | | |
| |  |  |  |  |  | |
| Thumb | Fore | Middle | Ring | Little | | |
| (Right Hand) | | | | | | |
|  [Name illegible] |  |  |  |  |  | |
| | Little | Ring | Middle | Fore | Thumb | |
| | (Left Hand) | | | | | |
| |  |  |  |  |  | |
| Thumb | Fore | Middle | Ring | Little | | |
| (Right Hand) | | | | | | |

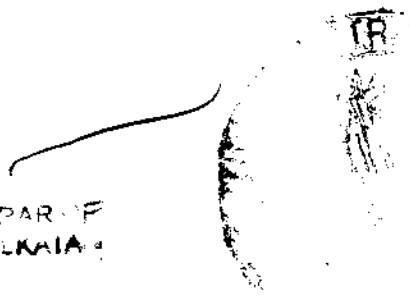
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SPECIMEN FORM FOR TEN FINGER PRINTS

| | | | | | |
|--|---|---|--|---|---|
|  |  |  |  |  |  |
| | Little | Ring | Middle (Left Hand) | Fore | Thumb |
| |  |  |  |  |  |
| Jamal Uddin Moller | Thumb | Fore | Middle (Right Hand) | Ring | Little |
|  |  |  |  |  |  |
| | Little | Ring | Middle (Left Hand) | Fore | Thumb |
| |  |  |  |  |  |
| Amir Patel | Thumb | Fore | Middle (Right Hand) | Ring | Little |
| <p align="center">PHOTO</p> |  |  |  |  |  |
| | Little | Ring | Middle (Left Hand) | Fore | Thumb |
| |  |  |  |  |  |
| | Thumb | Fore | Middle (Right Hand) | Ring | Little |
| <p align="center">PHOTO</p> |  |  |  |  |  |
| | Little | Ring | Middle (Left Hand) | Fore | Thumb |
| |  |  |  |  |  |
| | Thumb | Fore | Middle (Right Hand) | Ring | Little |

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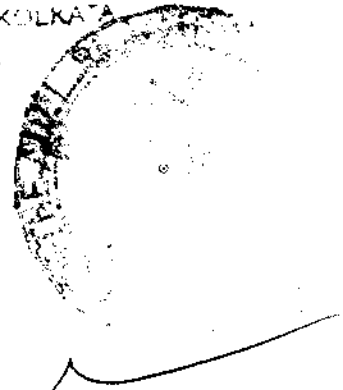
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