

5488/18

T-4953/18

भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

ONE THOUSAND RUPEES

रु.1000

Rs.1000



भारत

INDIA

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

R 252228

Handwritten signature and date 14/10/18

Use this admission stamp for the signature of the Endorser on the document.

Additional Sub Registrar

22 NOV 2018

Handwritten signature and date 22/10/18

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made on this the 12th Day of October, Two Thousand and Eighteen (2018) BETWEEN (1) NIKHIL KUMAR MITRA (PAN-AFUPM6267Q), son of Late Sudhir Kumar Mitra, by occupation-Retired, residing at Om-May Housing Complex, BL-C, Flat D/2, 2nd Floor, BA 22 Prafullakanan, Near SD Tower Baguiati, Prafullakanan, Post Office- Prafulla Kanan, Kolkata-700 101, Police Station- Baguiati, District- North 24-Parganas, (2) UDAYSEKHAR MITRA (PAN-DYEPM6179M), son of Late Sudhir Kumar Mitra, by occupation- Service, residing at 8E, Umakanto Sen

2064, 10.10.18

DATE: 10.10.2018
Solely L.N. ...
Address: 58/1A, Ananta Math Dels. ...

Sealdah Civil Court
(ALUKE MURCHER)

me-37



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Identified by
Rita Shaw
Advocate

A.D.S.R., SEALDAH
12 OCT 2018
Dist. Secy, 24 Parganas

Sealdah Civil Court
Vol-14

Kolkata-700030
Lane, ...

Lane,

Lane, Kolkata-700030, Police Station-Chitpore, Post Office-Ghugudanga, (3) SMT. MITA MITRA (PAN-DWSPM9240M), wife of Late Barun Kumar Mitra, by occupation- Housewife (4) SUCHITA MITRA (PAN-CIKPM6296A), daughter of Late Barun Kumar Mitra, by occupation- Service, (5) SRI SURAJIT ROY (PAN-AJDPR8493G.) son of Subodh Ranjan Dey, by occupation- Service, residing at 117B, Motilal Gupta Road, Purba Barisha, Police Station & Post Office-Behala, Kolkata-700 008, hereinafter jointly and collectively called and referred to as the VENDORS (which term or expression shall unless excluded by or repugnant to the context shall be deemed to mean and include their respective heirs, successors, executors, administrators, legal representatives and/ or assigns) of the ONE PART;

A N D

L. N. CONSTRUCTION (PAN-AAHFL7632C) a partnership firm, having its registered office at 58/1A, Anath Nath Deb Lane, Kolkata-700 037, Police Station- Tala, Post Office- Belgachia, represented through its Partners (1) SRI MALAY DAS (PAN-ANLPD4156E), son of Late Nakul Das, residing at 33/8, Anath Nath Deb Lane, Kolkata-700 037, P. S.- Tala, Post Office- Belgachia, (2) SRI SANJAY PRASAD (PAN-AFIPP9406N), son of Prithbi Chand Prasad, by faith-Hindu, by occupation- Business, residing at 97C, Indra Biswas Road, Kolkata-700 037, Police Station- Tala, Post Office- Belgachia, (3) SRI PRABIR KARAN (PAN- ASVPK2936J), son of Sambhu Karan, by faith- Hindu, by occupation-Business, residing at 11/H/13, Paikpara

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Row, Kolkata-700 037, Police Station- Chitpore, Post Office- Belgachia, (4) SRI PRAKASH MALI (PAN-CYEPM3142D), son of Late Ghanshyam Mali, by faith- Hindu, by occupation- Business, residing at 45/5/H/6, Indra Biswas Road, Kolkata-700 037, Police Station- Tala, Post Office- Belgachia, (5) SRI KAUSHIK KARAN (PAN-BGDPK2914B), son of Biswanath Karan, by faith- Hindu, by occupation- Business, residing at 11/H/13, Paikpara Row, Kolkata-700037, Police Station- Chitpore, Post Office- Belgachia, (6) SRI SANJAY MALI (PAN-DBZPM2220K), son of Sri Ramesh Mali, by faith-Hindu, by occupation- Business, residing at 45/1, Indra Biswas Road, Kolkata-700 037, Police Station- Tala, Post Office- Belgachia, hereinafter called and referred to as the PURCHASER (which term or expression shall unless excluded by or repugnant to the context shall be deemed to mean and include its Partners, successors-in-office, legal representatives, executors, and/ or assigns) of the OTHER PART;

WHEREAS by and under a Deed of Sale in Bengali Script Dated 2nd November, 1960 duly registered with the office of the Sub-Registrar, Sealdah and recorded therein in Book no. I, Volume no. 49, Pages from 285 to 290, Being no. 2590 for the year 1960, Smt. Ava Rani Mitra, the predecessor-in-interest of the Vendors herein at and for a valuable consideration as mentioned therein purchased ALL THAT piece and parcel of a plot of land measuring about 1 Cottahs 9 Chittaks and 33 Sq. Ft. of bastu land togetherwith structure standing thereon situate lying at and being Municipal premises no. 8E, Umakanto Sen Lane, Kolkata-700 030, Police Station- Chitpore, which is morefully described in the Schedule thereunder written and hereinafter called as the "said premises" from it's the then lawful own Adhir Kumar Mukhopadhyay.

AND WHEREAS after purchase as aforesaid, the said Smt. Ava Rani Mitra being the sole and lawful owner in respect of the said premises also recorded her name as recorded owner with the records

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of the then Calcutta Municipal Corporation by causing due Mutation thereof under Assessee no. 110041800940.

AND WHEREAS said Ava Rani Mitra while is in peaceful possession and enjoyment of the said premises died on 11.04.1989 and prior to her death, she made and published her last Will and Testament which was duly registered on 06.03.1989 with the office of the A.D.S.R. Cossipore DumDum and thereby and thereunder she gave and bequeathed his said property unto and in favour of his three sons namely Nikhil Kumar Mitra, Udaysekhar Mitra and Barun Kumar Mitra and appointed said Nikhil Kumar Mitra and Udaysekhar Mitra as the Executors of the said Will and Sudhir Kumar Mitra, the husband of said Ava Rani Mitra predeceased on 06.05.1968.

AND WHEREAS the said Last Will and Testament of said Ava Rani Mitra has been duly probated by the Ld. District Delegate at Sealdah on 07.09.2016 vide Probate Case no. 60 of 2013.

AND WHEREAS thus the said Nikhil Kumar Mitra, Udaysekhar Mitra and Barun Kumar Mitra became the joint owners of the said premises no. 8E, Umakanto Sen Lane, Kolkata-700 030, Police Station- Chitpore having undivided and un-demarcated 1/3rd share thereof.

AND WHEREAS said Barun Kumar Mitra, while in joint enjoyment seized and possessed the said premises, died intestate on 01.02.2006 leaving behind him, his widow Smt. Mita Mitra and two daughters namely Jayita Roy and Suchita Mitra who upon the death of said Barun Kumar Mitra jointly inherited his estate and became the joint co-owners of the said premises.

AND WHEREAS on demise of said Barun Kumar Mitra, the names of said Nikhil Kumar Mitra, Udaysekhar Mitra and Mita Mitra

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has been recorded in respect of the said premises as recorded owner thereof in the records of the Kolkata Municipal Corporation under Assessee no. 110041800940.

AND WHEREAS said Jayita Roy also died intestate on 01.04.2012 leaving behind her husband Surajit Roy as her legal heirs and successors who upon the death of said Jayaita Roy inherited her estate and became the co-owners of the said premises.

AND WHEREAS thus the Vendors herein become the joint co-owners of ALL THAT piece and parcel of a plot of bastu land measuring about 1 Cottahs 9 Chittaks and 33 Sq. Ft., be the same a little more or less, togetherwith structure standing thereon situate lying at and being Municipal premises no. 8E, Umakanto Sen Lane, Kolkata-700 030, Police Station- Chitpore, District- South 24-Parganas, which is morefully described in the Schedule hereunder written.

AND WHEREAS due to reasons of their own the Vendors herein offered to sell and purchaser herein agreed to purchase the schedule property at and for a total agreed consideration amount of Rs.48,00,000/- (Rupees Forty Eight Lac) only.

NOW THIS INDENTURE WITNESSETH as follows:

THAT in pursuance of the said agreement and in consideration of the sum of Rs.48,00,000/- (Rupees Forty Eight Lac) only paid by the PURCHASERS to the VENDORS at or immediately before the execution of these presents on account of the cost of the said plot of land measuring about 1 Cottahs 9 Chittaks and 33 Sq. Ft., be the same a little more or less, togetherwith 50 years old cemented flooring residential structure standing thereon situate lying at and being Municipal premises no. 8E, Umakanto Sen Lane, Kolkata-

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700030, Police Station- Chitpore, District- South 24-Parganas, morefully described and set-forth in the schedule herein below and the receipt whereof the VENDORS doth hereby as well as by the memo hereunder written admit and acknowledge and of and from the same and of and every part thereof acquit, release and discharge the PURCHASERS their heirs, executors, representatives, administrators, successors-in-office, directors and assigns and every one of them and also the said plot of land together with structure standing thereon, the VENDORS by these presents grant, convey, sell, transfer, assign and assure unto the PURCHASERS absolutely & forever free from all encumbrances, attachments, charges, liens and lispensens and any other defects in title **ALL THAT** piece and parcel of a plot of land measuring about 1 Cottahs 9 Chittaks and 33 Sq. Ft., be the same a little more or less, togetherwith 50 years old cemented flooring residential structure standing thereon situate lying at and being Municipal premises no. 8E, Umakanto Sen Lane, Kolkata-700030, Police Station- Chitpore, District- South 24-Parganas, which more fully described in the schedule herein below **TOGETHERWITH** all easement, quasi-easement rights, **TOGETHERWITH** all the estate, right, title and inheritance use, trust, property, claim and demand whatsoever upon the said plot of land or apartment with transferable and heritable absolute right, title and interest therein **TO ENTER AND TO HAVE AND HOLD OWN POSSESS AND ENJOY** the said plot of land measuring about 1 Cottahs 9 Chittaks and 33 Sq. Ft., be the same a little more or less, togetherwith 50 years old cemented flooring residential structure standing thereon situate lying at and being Municipal premises no. 8E, Umakanto Sen Lane, Kolkata-700030, Police Station- Chitpore, District- South 24-Parganas, more fully described and set forth in the Schedule herein below, and every part thereof hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be with the rights, members and appurtenances unto and to the use of the PURCHASERS, their heirs, representatives, executors, administrators, successors-in-office,

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directors and assigns that NOTWITHSTANDING any act, deed or thing whatsoever by the VENDORS or any of their predecessors-in-title done or executed or knowingly suffered to the contrary, the VENDORS have at all material times heretofore and now has good right, indefeasible title and full power and absolute authority to grant, transfer, convey, sell assign and assure the schedule property hereby granted, sold, transferred, conveyed and assured or expressed and intended so to be unto and to the use of the PURCHASER, his heirs, executors, administrators, successors-in-office, directors and assigns shall and may at all times hereafter peaceably and quietly enter into have hold own possess and enjoy the said plot of land and structures or every part thereof without any lawful eviction, hinder and interruption, disturbance claim or demand whatsoever from or by the VENDORS or any other person or persons claiming through or under them AND FURTHER THAT the VENDORS and all persons having lawful claiming any estate or interest in the said plot of land and structures as standing thereon as described in the schedule herein below and also the land or any part thereof from, under or in trust for VENDORS and will at all times hereafter at the request and costs of the PURCHASERS, their heirs, representatives, administrators, successors-in-office, directors and assigns shall execute or cause to be done and executed such acts, deeds and things whatsoever for further and more perfectly assuring the said schedule property unto the PURCHASERS as may be reasonably required.

AND THE VENDORS HEREIN COVENANT WITH THE PURCHASERS as follows:

01. That Vendors simultaneously with the execution of these present has delivered to the Purchasers, khas vacant and peaceful possession free from any attachment/ encumbrances and also deliver such peaceful possession without any

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hindrance and resistance from employees, servants, officers etc., court attachment as well as from any claim, decree, judgment or attachment from any banking company or non-banking company or financial institutions, organization or from any firm, company, corporation, institution, organization and individual and even without any hindrances, nuisances, obstructions, disturbances, claims, demands, attachments, liens, proceedings, litigations, charges of the scheduled property in its entirety and original of all papers/ documents pertaining to their title in respect of the scheduled property now conveyed, together with all relevant papers and documents.

02. The Vendors or any persons claiming under them shall and will from time to time and all times hereafter at the request and cost of the Purchasers make, do, acknowledge and execute or cause and procure to be made, done, acknowledged and executed all such further and other lawful reasonable acts, deeds, things and assurances for further assuring the now conveyed properties to the Purchasers as may be reasonable required for better and perfectly assuring the said property and every part thereof unto and to the Purchasers in the manner aforesaid.
03. And the Purchasers shall have full proprietary rights such as the Vendors derived from its title of the land.
04. And the Purchasers shall also be entitled to sell, mortgage, lease or otherwise alienate the property hereby conveyed.
05. The Purchasers shall be entitled to cause incorporation of their names in the municipal records after causing due mutation of the relevant portion of such records or in the record of other authorities as owner of the property hereby conveyed.
06. The Vendors doth hereby declare and confirm that the property hereby conveyed is free from all encumbrances whatsoever and the Vendors have full power and absolute authority to grant, convey, transfer, assign and assure unto the Purchasers the

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property conveyed with all benefits and rights in the manner aforesaid.

07. The Vendors have not done and/ or shall not do anything whereby the right of the Purchasers under these presents may be prejudicially affected and also shall do all acts as may be necessary to ensure the rights available to the Purchasers as Purchasers and as owners.
08. The Vendors shall duly discharge all liabilities namely municipal property tax, water tax, other taxes and charges in respect of the property herein conveyed; till the execution of these presents and indemnify the Purchasers from any liability in that respect for any period or periods prior to the date of execution of these presents.
09. The Vendors shall duly fulfill and perform all their obligations and covenants herein expressly stated.

SCHEDULE ABOVE REFERRED TO:
(Description of the Land and Building)

ALL THAT piece and parcel of a plot of bastu land measuring about 1 Cottahs 9 Chittaks and 33 Sq. Ft., be the same a little more or less, togetherwith 50 years old cemented flooring two storied residential building having 400 Sq. Ft. of constructed area in each floor standing thereon situate lying at and being Municipal premises no. 8E, Umakanto Sen Lane, Kolkata-700030, Police Station- Chitpore, District- South 24-Parganas, being butted and bounded by

NORTH : By premises no. 8F, Umakanto Sen Lane;
SOUTH : By premises no. 8D, Umakanto Sen Lane;
EAST : By Umakanta Sen Lane;
WEST : By premises no. 8/1C, Umakanta Sen Lane.

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IN WITNESS WHEREOF, the parties herein put their respective signatures on the day, month and year first above written.

SIGNED, SEALED AND DELIVERED

AT KOLKATA IN PRESENCE OF:

1. Mishra
Advocate
High Court, Cal

1) Nikhil Kumar Mitra

2) Uday Sekhar Mitra

3) Mita Mitra

4) Suclita Mitra

5) Sunojit Roy

2. Tapau Ghosh

39/1/2C
Cant West Road
Kolkata - 700014

SIGNATURE OF VENDORS

L. N. CONSTRUCTION

Madan Das
Partner

L. N. CONSTRUCTION

Prakash Mali
Partner

L. N. CONSTRUCTION

Prabir Karan
Partner

L. N. CONSTRUCTION

Sanjay Prasad
Partner

L. N. CONSTRUCTION

Kaushik Karan
Partner

L. N. CONSTRUCTION

Sanjay Mali
Partner

SIGNATURE OF PURCHASERS

Drafted & Prepared by me:

Rita Shaw

Rita Shaw, Advocate. F-38/23/98

Sealdah Court, Kolkata-700014.

MEMO OF CONSIDERATION

RECEIVED from the within named purchaser the within mentioned sum of Rs.48,00000/- (Rupees Forty Eight Lac) only towards entire agreed consideration amount for sale of the within mentioned property in the manner follows:

1. By cash on different dates to
Mr. Udaysekhar Mitra ... Rs. 17,50,000.00
2. By Cheque no.
in the name of Mita Mitra ... Rs. 3,00,000.00
3. By cash to Mita Mitra ... Rs. 50,000.00
4. By Cheque no.
Drawn on B.O.B, Tala Park Branch ... Rs. 11,00,000.00
5. By Cheque no.
Drawn on B.O.B, Tala Park Branch ... Rs. 11,00,000.00
6. By Cheque no.
Drawn on B.O.B, Tala Park Branch ... Rs. 11,00,000.00
7. By Cheque no.
Drawn on B.O.B, Tala Park Branch ... Rs.
- Total ... Rs. 48,00,000.00

Rupees Forty Eight Lac only.

Witnesses:

1. Mishra Ar





2. Tapan Ghosh

39/1/2020
West Road
4






Nikhil Kumar Mitra
Uday Sekhar Mitra
Mita Mitra
Suelita Mitra
Surojit Roy

SIGNATURE OF VENDORS







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		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					












Name Nishil Kumar Mishra
 Signature Nishil Kumar Mishra

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name Uday Sankar Mishra
 Signature Uday Mishra












		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name Mita Mishra
 Signature Mita Mishra

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name

Signature Sudita Mitra

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					












Name SURODIT ROY

Signature Surodit Roy

		Thumb	1st finger	middle finger	ring finger	small finger
PHOTO	left hand					
	right hand					

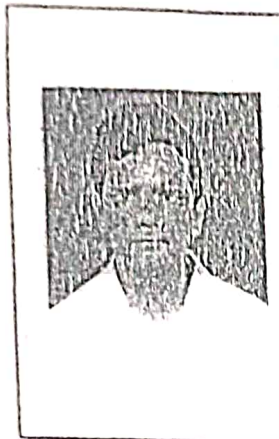










Name

Signature

	Thumb	1st finger	middle finger	ring finger	small finger	
	left hand					
	right hand					












Name MALAY DAS

Signature Malay Das

	Thumb	1st finger	middle finger	ring finger	small finger	
	left hand					
	right hand					











Name Sanjay Prasad

Signature Sanjay Prasad

	Thumb	1st finger	middle finger	ring finger	small finger	
	left hand					
	right hand					











Name PRABIR KARAN

Signature Prabir Karan

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					











Name RAKASH MALI

Signature Rakash Mali

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name KAUSHIK KARAN

Signature Kaushik Karan

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name SANJAY MALI

Signature Sanjay Mali

Major Information of the Deed

Deed No :	I-1606-04953/2018	Date of Registration	22/11/2018
Query No / Year	1606-0001625278/2018	Office where deed is registered	
Query Date	11/10/2018 7:44:34 PM	A.D.S.R. SEALDAH, District: South 24-Parganas	
Applicant Name, Address & Other Details	M L SHAW SEALDAH COURT, Thana : Entaly, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9231522796, Status : Advocate		
Transaction	[0101] Sale, Sale Document		
Set Forth value	Rs. 48,00,000/-		
Stampduty Paid(SD)	Rs. 3,13,820/- (Article:23)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		
	Additional Transaction : [4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
	Market Value : Rs. 52,30,001/-		
	Registration Fee Paid : Rs. 52,314/- (Article:A(1), E)		

Land Details :

District: South 24-Parganas, P.S:- Chitpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Umakanta Sen Lane, Road Zone : (Umakanta Sen Lane -- Umakanta Sen Lane) , , Premises No. 8E, Ward No: 004

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In.Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1			Bastu		1 Katha 9 Chatak 33 Sq Ft	47,00,000/-	48,25,001/-	Property is on Road
Grand Total :					2.6538Dec	47,00,000 /-	48,25,001 /-	



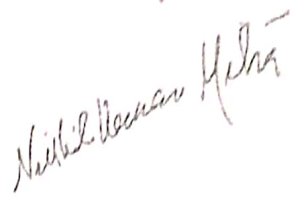
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	800 Sq Ft.	1,00,000/-	4,05,000/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 400 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 400 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		800 sq ft	1,00,000 /-	4,05,000 /-	



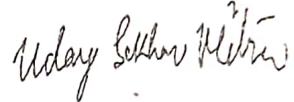
Major Information of the Deed :- I-1606-04953/2018-22/11/2018

Details :



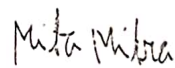
Name, Address, Photo, Finger print and Signature

Name	Photo	Fingerprint	Signature
Mr NIKHIL KUMAR MITRA (Presentant) Son of Late SUDHIR KUMAR MITRA Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			
12/10/2018	LTI 12/10/2018	12/10/2018	

BA 22, PRAFULLAKANAN, P.O:- PRAFULLA KANAN, P.S:- Baguiati, District:-North 24-Parganas, West Bengal, India, PIN - 700101 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AFUPM6267Q, Status :Individual, Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office





Name	Photo	Fingerprint	Signature
Mr UDAYSEKHAR MITRA Son of Late SUDHIR KUMAR MITRA Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			
12/10/2018	LTI 12/10/2018	12/10/2018	

8E UMAKANTA SEN LANE, P.O:- GHUGUDANGA, P.S:- Chitpur, District:-South 24-Parganas, West Bengal, India, PIN - 700030 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: DYEPM6179M, Status :Individual, Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office

Name	Photo	Fingerprint	Signature
Smt MITA MITRA Wife of Late BARUN KUMAR MITRA Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			
12/10/2018	LTI 12/10/2018	12/10/2018	

8E UMAKANTA SEN LANE, P.O:- GHUGUDANGA, P.S:- Chitpur, District:-South 24-Parganas, West Bengal, India, PIN - 700030 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: DWSPM9240M, Status :Individual, Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office







Major information of the Deed :- I-1606-04953/2018-22/11/2018

Name	Photo	Fingerprint	Signature
SUCHITA MITRA Daughter of Late BARUN KUMAR MITRA Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			<i>Suchita Mitra</i>
12/10/2018	LTI 12/10/2018	12/10/2018	
SE UMAKANTA SEN LANE, P.O:- GHUGUDANGA, P.S:- Chitpur, District:-South 24-Parganas, West Bengal, India, PIN - 700030 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: CIKPM6296A, Status :Individual, Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			
Name	Photo	Fingerprint	Signature
5 Mr SUROJIT ROY Son of SUBODH RANJAN ROY Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			<i>Surojit Roy</i>
12/10/2018	LTI 12/10/2018	12/10/2018	
117B MOTILAL GUPTA ROAD, PURBA BARISHA, P.O:- BEHALA, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AJDPR8493G, Status :Individual, Executed by: Self, Date of Execution: 12/10/2018 , Admitted by: Self, Date of Admission: 12/10/2018 ,Place : Office			






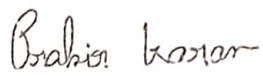


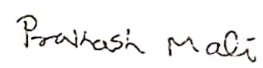


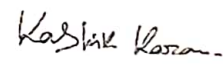
Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	L N CONSTRUCTION 58/1A ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037 , PAN No.:: AAHFL7632C, Status :Organization, Executed by: Representative




Representative Details :

SI No	Name,Address,Photo,Finger print and Signature												
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr MALAY DAS Son of NAKUL DAS Date of Execution - 12/10/2018 , , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office </td> <td></td> <td></td> <td><i>Malay Das</i></td> </tr> <tr> <td>Oct 12 2018 3:08PM</td> <td>LTI 12/10/2018</td> <td>12/10/2018</td> <td></td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr MALAY DAS Son of NAKUL DAS Date of Execution - 12/10/2018 , , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office			<i>Malay Das</i>	Oct 12 2018 3:08PM	LTI 12/10/2018	12/10/2018	
Name	Photo	Finger Print	Signature										
Mr MALAY DAS Son of NAKUL DAS Date of Execution - 12/10/2018 , , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office			<i>Malay Das</i>										
Oct 12 2018 3:08PM	LTI 12/10/2018	12/10/2018											
33/8 ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ANLPD4156E Status : Representative, Representative of : L N CONSTRUCTION (as PARTNER)													

Major Information of the Deed :- I-1606-04953/2018-22/11/2018

Name	Photo	Finger Print	Signature
ANJAY PRASAD Son of PRITHBI CHAND PRASAD Date of Execution - 12/10/2018, , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office	 Oct 12 2018 3:11PM	 LTI 12/10/2018	 12/10/2018
97C INDRA BISWAS ROAD, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFIPP9406N Status : Representative, Representative of : L N CONSTRUCTION (as PARTNER)			
Name	Photo	Finger Print	Signature
Mr PRABIR KARAN Son of SAMBHU KARAN Date of Execution - 12/10/2018, , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office	 Oct 12 2018 3:09PM	 LTI 12/10/2018	 12/10/2018
11/H/13 PAIKPARA ROW, P.O:- BELGACHIA, P.S:- Chitpur, District:-South 24-Parganas, West Bengal, India, PIN - 700037, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ASVPK2936J Status : Representative, Representative of : L N CONSTRUCTION (as PARTNER)			
Name	Photo	Finger Print	Signature
Mr PRAKASH MALI Son of GHANASHYAM MALI Date of Execution - 12/10/2018, , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office	 Oct 12 2018 3:10PM	 LTI 12/10/2018	 12/10/2018
45/5/H/6 INDRA BISWAS ROAD, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: CYEPM3142D Status : Representative, Representative of : L N CONSTRUCTION (as PARTNER)			
Name	Photo	Finger Print	Signature
Mr KAUSHIK KARAN Son of BISWANATH KARAN Date of Execution - 12/10/2018, , Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office	 Oct 12 2018 3:07PM	 LTI 12/10/2018	 12/10/2018
11/H/13 PAIKPARA ROW, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BGDPK.2914B Status : Representative, Representative of : L N CONSTRUCTION (as PARTNER)			

Major Information of the Deed :- I-1606-04953/2018-22/11/2018

Name	Photo	Finger Print	Signature
SANJAY MALI Son of RAMESH MALI Date of Execution - 12/10/2018, Admitted by: Self, Date of Admission: 12/10/2018, Place of Admission of Execution: Office	 Oct 12 2018 3:11PM	 L1 12/10/2018	 12/10/2018
45/1 INDRA BISWAS ROAD, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: DBZPM2220K Status : Representative, Representative of : L N CONSTRUCTION (as PARTNER)			

Identifier Details :

Name & address	
Mrs RITA SHAW Wife of Mr M L SHAW SEALDAH COURT, P.O:- ENTALY, P.S:- Entaly, District:-South 24-Parganas, West Bengal, India, PIN - 700014, Sex: Male By Caste: Hindu, Occupation: Advocate, Citizen of: India, Identifier Of Mr NIKHIL KUMAR MITRA, Mr UDAYSEKHAR MITRA, Smt MITA MITRA, Smt SUCHITA MITRA, Mr SUROJIT ROY, Mr MALAY DAS, Mr SANJAY PRASAD, Mr PRABIR KARAN, Mr PRAKASH MALI, Mr KAUSHIK KARAN, Mr SANJAY MALI	12/10/2018
<i>Rita Shaw</i>	

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr NIKHIL KUMAR MITRA	L N CONSTRUCTION-0.53075 Dec
2	Mr UDAYSEKHAR MITRA	L N CONSTRUCTION-0.53075 Dec
3	Smt MITA MITRA	L N CONSTRUCTION-0.53075 Dec
4	Smt SUCHITA MITRA	L N CONSTRUCTION-0.53075 Dec
5	Mr SUROJIT ROY	L N CONSTRUCTION-0.53075 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mr NIKHIL KUMAR MITRA	L N CONSTRUCTION-160.00000000 Sq Ft
2	Mr UDAYSEKHAR MITRA	L N CONSTRUCTION-160.00000000 Sq Ft
3	Smt MITA MITRA	L N CONSTRUCTION-160.00000000 Sq Ft
4	Smt SUCHITA MITRA	L N CONSTRUCTION-160.00000000 Sq Ft
5	Mr SUROJIT ROY	L N CONSTRUCTION-160.00000000 Sq Ft

Major Information of the Deed :- I-1606-04953/2018-22/11/2018

12-10-2018

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

Presented for registration at 14.12 hrs on 12-10-2018, at the Office of the A.D.S.R. SEALDAH by Mr NIKHIL KUMAR MITRA, one 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 52,30,00/-

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

Execution is admitted on 12/10/2018 by 1. Mr NIKHIL KUMAR MITRA, Son of Late SUDHIR KUMAR MITRA, BA 22, PRAFULLAKANAN, P.O: PRAFULLA KANAN, Thana: Baguiati, , North 24-Parganas, WEST BENGAL, India, PIN - 700101, by caste Hindu, by Profession Retired Person, 2. Mr UDAYSEKHAR MITRA, Son of Late SUDHIR KUMAR MITRA, SE UMAKANTA SEN LANE, P.O: GHUGUDANGA, Thana: Chitpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700030, by caste Hindu, by Profession Service, 3. Smt MITA MITRA, Wife of Late BARUN KUMAR MITRA, SE UMAKANTA SEN LANE, P.O: GHUGUDANGA, Thana: Chitpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700030, by caste Hindu, by Profession House wife, 4. Smt SUCHITA MITRA, Daughter of Late BARUN KUMAR MITRA, SE UMAKANTA SEN LANE, P.O: GHUGUDANGA, Thana: Chitpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700030, by caste Hindu, by Profession Service, 5. Mr SUROJIT ROY, Son of SUBODH RANJAN ROY, 117B MOTILAL GUPTA ROAD, PURBA BARISHA, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by Profession Service

Indefinited by Mrs RITA SHAW, , Mr M L SHAW, SEALDAH COURT, P.O: ENTALY, Thana: Entaly, , South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

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

Execution is admitted on 12-10-2018 by Mr PRABIR KARAN, PARTNER, L N CONSTRUCTION (Partnership Firm), 58/1A ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037

Indefinited by Mrs RITA SHAW, , Mr M L SHAW, SEALDAH COURT, P.O: ENTALY, Thana: Entaly, , South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

Execution is admitted on 12-10-2018 by Mr PRAKASH MALI, PARTNER, L N CONSTRUCTION (Partnership Firm), 58/1A ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037

Indefinited by Mrs RITA SHAW, , Mr M L SHAW, SEALDAH COURT, P.O: ENTALY, Thana: Entaly, , South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

Execution is admitted on 12-10-2018 by Mr KAUSHIK KARAN, PARTNER, L N CONSTRUCTION (Partnership Firm) 58/1A ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037

Indefinited by Mrs RITA SHAW, , Mr M L SHAW, SEALDAH COURT, P.O: ENTALY, Thana: Entaly, , South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

Execution is admitted on 12-10-2018 by Mr SANJAY MALI, PARTNER, L N CONSTRUCTION (Partnership Firm), 58/1A ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037

Indefinited by Mrs RITA SHAW, , Mr M L SHAW, SEALDAH COURT, P.O: ENTALY, Thana: Entaly, , South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

Execution is admitted on 12-10-2018 by Mr MALAY DAS, PARTNER, L N CONSTRUCTION (Partnership Firm), 58/1 ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037

Indefinited by Mrs RITA SHAW, , Mr M L SHAW, SEALDAH COURT, P.O: ENTALY, Thana: Entaly, , South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

Execution is admitted on 12-10-2018 by Mr SANJAY PRASAD, PARTNER, L N CONSTRUCTION (Partnership Firm) 58/1A ANATH NATH DEB LANE, P.O:- BELGACHIA, P.S:- Tala, District:-South 24-Parganas, West Bengal, India, PIN - 700037

Major Information of the Deed :- I-1606-04953/2018-22/11/2018

By Mrs RITA SHAW, . . Mr M I SHAW, SEALDAH COURT, P.O. ENTALY, Thana: Entaly, , South 24-
WEST BENGAL, India, PIN - 700014, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 52,314/- (A(1) = Rs 52,300/- ,E = Rs 14/-)
Registration Fees paid by Cash Rs 0/-, by online = Rs 52,314/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 12/10/2018 12:23PM with Govt. Ref. No: 192018190298342791 on 12-10-2018; Amount Rs: 52,314/-,
Bank: State Bank of India (SBIN0000001), Ref. No. IK00UAPOX3 on 12-10-2018, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 3,13,820/- and Stamp Duty paid by Stamp Rs 1,000/-, by online = Rs 3,12,820/-
Description of Stamp
1. Stamp: Type: Impressed, Serial no 2064, Amount: Rs.1,000/-, Date of Purchase: 10/10/2018, Vendor name: ALOK MUKHERJEE
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 12/10/2018 12:23PM with Govt. Ref. No: 192018190298342791 on 12-10-2018, Amount Rs: 3,12,820/-,
Bank: State Bank of India (SBIN0000001), Ref. No. IK00UAPOX3 on 12-10-2018, Head of Account 0030-02-103-003-02

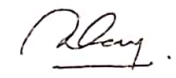


Kaushik Ray
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal

On 22-11-2018

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.



Kaushik Ray
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal

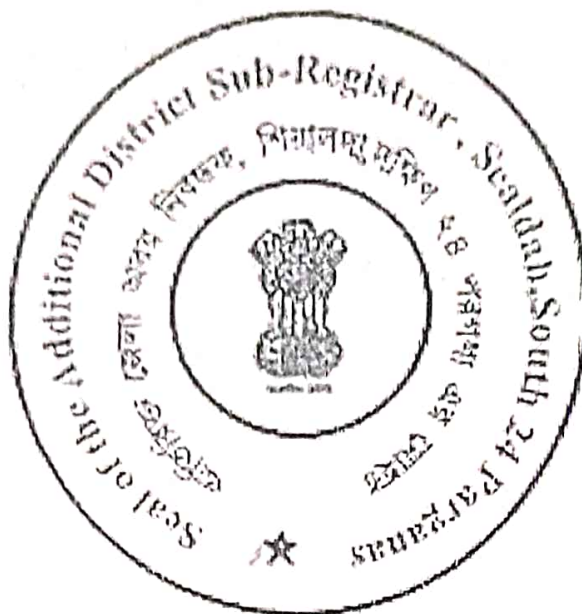
Major Information of the Deed :- I-1605-04953/2018-22/11/2018

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1606-2018, Page from 169977 to 170025

being No 160604953 for the year 2018.



Digitally signed by KAUSHIK RAY
Date: 2018.11.27 15:53:19 +05:30
Reason: Digital Signing of Deed.

Kaushik Ray
(Kaushik Ray) 27-11-2018 15:50:53
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
West Bengal.

(This document is digitally signed.)