

12.12.2019

To,
MR. SOMNATH SARKAR
MRS. PIYALI SARKAR
12/6/2, Sanghati Sarani,
East Dhangar Para Road
Barrackpore. Pin - 700121

POSSESSION LETTER

Dear Sir/Madam,

Sub: Delivery of Possession of Flat being Flat No. C on the Seventh Floor consisting of Two numbers of Bed Rooms, One Drawing cum Dining, One Kitchen, One Balcony, One Attached Toilet, One Common Toilet including proportionate share of stair case, and landing, having total super built up area of 1013 sq.ft (One Thousand & Thirteen) be the same a little more or less with One Car Parking in the Covered Area measuring 130 sq.ft be the same a little more or less, commonly known and numbered as Car Parking Space No. C-12, for parking of one Car [within ORCHARD RESIDENCY], lying at Premises No. 2097 [Mouza Chakgaria, J.L. No. 26, Touzi No. 260, Re. Sa. No. 148, Pargana Medanmalla, comprised in R.S. Dag No. 166 under corresponding R.S. Khatian No. 81 standing thereon situate & lying within Kolkata Municipal Corporation ward no. 109] within Police Station Panchasayar Previously Purba Jadavpur. Registry office Additional Registrar of Assurance - I within District Kolkata, on receipt of entire sale consideration as agreed upon.

Kindly acknowledge receipt of delivery of possession of caption referred flat being Flat no C on the Seventh Floor consisting of Two numbers of Bed Rooms, One Drawing cum Dining, One Kitchen, One Balcony, One Attached Toilet, One Common Toilet including proportionate share of stair case, and landing, having total super built up area of 1013 sq.ft (One Thousand & Thirteen) be the same a little more or less with One Car Parking in the Covered area measuring 130 sq.ft be the same a little more or less, commonly known and numbered as Car Parking Space No. C-12, for parking of one Car [within ORCHARD RESIDENCY] and you have satisfied with the measurement both in terms of built up area and super built up area, its specification of construction, and in regards its materials used, sanction of plan, structural configuration, architectural safeguard, including facilities, benefits in common to be available to you along with other flat holders subject to payment of proportionate maintenance charges Taxes etc. and accordingly on full satisfaction in all respect without having any further grievance you agreed to receive possession and accordingly the undersigned as Director of "OSWAL PROPERTIES PRIVATE LIMITED", the Vendor, do hereby and herewith delivering on this the 12th day of December 2019 to you the peaceful vacant khas provisional possession of the aforesaid self-contained flat being no C on the Second Floor within the project Orchard Residency at Kolkata Municipal Corporation premises no 2097, Sree Nagar Main Road. Chak Garia. Kolkata- 700094 complete in all respect with all fittings and fixtures therein together with all service connections like water, electricity etc. provided therein together with one Covered Car Parking measuring 130 sq.ft be the same a little more or less, commonly known and numbered as Car Parking Space No. C-12, for parking of one Car only and also by admitting herewith the receipt of entire sale consideration of Rs. 45,94,470/- (Rupees Forty Five Lakh Ninety Four Thousand Four Hundred & Seventy only) from you and as detailed in Regd. Deed of Conveyance dated 12.12.2019, executed and Regd. In your favour in the office of the Additional Registrar of Assurance - 1, Kolkata on 12.12.2019;

Therefore kindly accept delivery of possession and accordingly acknowledge receipt of such delivery of possession on signing the duplicate copy of this letter.

It is also pertinent to mention that on receiving of the Completion Certificate accordingly on the approach of the Vendor you agree to executed and registered appropriate Deed of conveyance in your favour and you agree to join in the deed as Purchaser;

We are also handing you over the 4 nos. of Keys Main Door, 3 nos. of Keys of each Bed Room.

Thanking You,

Yours Faithfully

Oswal Properties Private Limited

S. Ban

Director

[DIRECTOR]

OSWAL PROPERTIES PRIVATE LIMITED