

9596/19

(18)

208783/18



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

D 903768

Certified that the document
admitted to registration. The
Signature Sheet and endorsement
Sheet which are attached in this
document are the part of this
document

A.D.S.R., Howrah

13 NOV 2019

DEED OF DECLARATION FOR AMALGAMATION

THIS DEED OF DECLARATION FOR AMALGAMATION is made this day
13th of November, 2019 (Two Thousand Nineteen) BETWEEN (1) MRS.
MADHABI GHOSH, Wife of Sri Ratul Charan Ghosh, by faith - Hindu, by
Nationality Indian, by Occupation - Housewife, residing at 49/2, College
Road (Now DR. A.P.J Abdul Kalam Sarani), P.O.B. Garden, P.S. A. J. C
Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, (2) MRS.
MANJU GHOSH, Wife of Late Shibdas Ghosh, by faith - Hindu, by Nationality
- Indian, by Occupation - Housewife, residing at 49/1, College Road, P.O. B.

Mrs
13/11
23/11/19

Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, hereinafter called the "DECLARANTS" (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include their legal representatives, executors, administrators and assigns),

AND WHEREAS the Declarant No1.Smt. Madhabi Ghosh is the recorded owner and occupier of Mokarari Mourashi Bastu land measuring about 01(One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, and 02 (Two) Cottahs 14 (Fourteen) Chittaks 06 (Six) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A. P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 15(Fifteen) Chittaks 25 (Twenty Five) Sq.ft bastu land along with 200 Sq.ft of R.T Shed Structure standing thereon, within the limit of Howrah Municipal Corporation Ward No.39, by virtue of a Registered Deed of Gift from her husband duly executed on 14 August, 2019, and registered on 21 August, 2019, in the Office of the Additional District Sub Registry office at Howrah and recorded in Book No.1, Volume No. 0502-2019, Pages from 224951 to 224977, being No. 050206669, for the year 2019.

AND WHEREAS the Declarant No.2. Smt. Manju Ghosh is the recorded owner and occupier of Mokarari Mourashi Bastu land measuring about 01(One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District- Howrah,

Pin- 711103, and 02 (Two) Cottahs 09 (Nine) Chittaks 23 (Twenty Three) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 10 (Ten) Chittaks 42 (Forty Two) Sq.ft bastu land along with 300 Sq.ft of R.T Shed Structure standing thereon within the limit of Howrah Municipal Corporation Ward No. 39, partly inherit and partly by virtue of a Registered Deed of Gift, duly executed on 14 August, 2019, and registered on 21 August, 2019, in the Office of the Additional District Sub Registry office at Howrah and recorded in Book No. 1, Volume No. 0502-2019, Pages from 224923 to 224950, being No. 050206667, for the year 2019.

AND WHEREAS the Declarants hereto for better development and better enjoyment of their respective above mentioned Bastu Land measuring an area about 01 (One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, and 02 (Two) Cottahs 14 (Fourteen) Chittaks 06 (Six) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 15 (Fifteen) Chittaks 25 (Twenty Five) Sq.ft bastu land along with 200 Sq.ft of R.T Shed Structure standing thereon, within the limit of Howrah Municipal Corporation Ward No. 39, and 01 (One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, and 02 (Two) Cottahs 09 (Nine) Chittaks 23 (Twenty

Three) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 10 (Ten) Chittaks 42 (Forty Two) Sq.ft bastu land along with 300 Sq.ft of R.T Shed Structure standing thereon within the limit of Howrah Municipal Corporation Ward No. 39, respectively intend to have their aforesaid properties amalgamated and mutated as one holding and/or as a compact unit of one holding, which is described in the schedule 'C' hereunder.

NOW THIS DEED OF DECLARATION WITNESSETH :- That in the circumstances hereinbelow stated it is hereby agreed and declared by the Declarants as follows:-

- 1) That in pursuance of this Deed of Declaration hereof the Declarants are the beneficiary owners and occupiers of all that the abovemention properties the piece and parcel of land lying and situated within the abovementioned two holdings more fully described in schedule 'A' & 'B'.
- 2) That the Declarants hereby agree and declare that the said properties described in the Schedule 'A' & 'B' are with the same unit having the compact block are absolutely possessed by the Declarants free from all encumbrances.
- 3) That it is hereby agreed and declared by the Declarants that the Schedule 'A' & 'B' property shall henceforth be treated as one Holding with other three Holdings as to allotted by Howrah Municipal Corporation as one holding are lying and situated adjacent to each other. To hold and to have in the manner as described in the schedule 'C' hereunder and delineated in the Map or plan annexed thereto.
- 4) That the Declarants will enjoy their right, title and inte rest as per their own share

mentioned in Schedule 'A' & 'B' properties and will pay proportionate taxes to Howrah Municipal Corporation accordingly.

5. That the Declarants hereto further declare that in pursuance of this Declaration the property mentioned in the Schedule 'A' will be amalgamated with the property mentioned in the Schedule 'B' and also the Declarants will enjoy the same as owners and occupiers without any obstruction and/or litigation claim of demand whatsoever in future and will pay the taxes in their names in respect of the said amalgamated property mentioned in the Schedule 'C' as would be assessed by the Howrah Municipal Corporation.

6. That the Declarants hereby declare that the said amalgamated property shall never be separated and/or divided in future and shall abide by rules and regulations laid down by the Howrah Municipal Corporation and Government.

7. That present share, right, title and interest of the Declarants are not transfer by this Deed of Declaration, Our property is not change the nature and character of the said property by the Deed of Declaration for Amalgamation.

8. That the properties under this deed of amalgamation is situated adjacent to each other plots.

: SCHEDULE 'A' ABOVE REFERRED TO :

ALL THAT piece or parcel of Bastu land measuring an area measuring about 01 (One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now

at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, and 02 (Two) Cottahs 14 (Fourteen) Chittaks 06 (Six) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 15 (Fifteen) Chittaks 25 (Twenty Five) Sq.ft bastu land along with 200 Sq.ft of R.T Shed Structure standing thereon, within the limit of Howrah Municipal Corporation Ward No. 39,

:SCHEDULE 'B' ABOVE REFERRED TO :

ALL THAT piece or parcel of Bastu land measuring an area measuring about 01 (One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District- Howrah, Pin- 711103, and 02 (Two) Cottahs 09 (Nine) Chittaks 23 (Twenty Three) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 10 (Ten) Chittaks 42 (Forty Two) Sq.ft bastu land along with 300 Sq.ft of R.T Shed Structure standing thereon within the limit of Howrah Municipal Corporation Ward No. 39,

: SCHEDULE 'C' ABOVE REFERRED TO :

(Amalgamated property)

ALL THAT piece or parcel of Bastu land measuring an area measuring about 01

(One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, and 02 (Two) Cottahs 14 (Fourteen) Chittaks 06 (Six) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 15 (Fifteen) Chittaks 25 (Twenty Five) Sq.ft bastu land along with 200 Sq.ft of R.T Shed Structure standing thereon, within the limit of Howrah Municipal Corporation Ward No.39, and All That piece or parcel of Bastu land measuring an area measuring about 01 (One) Chittak 19 (Nineteen) Sq.ft comprised within Holding No.49, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, and 02 (Two) Cottahs 09 (Nine) Chittaks 23 (Twenty Three) Sq.ft comprised within Holding No.49/2, College Road, Now at present DR. A.P.J Abdul Kalam Sarani, P.O.B.Garden, P.S. A.J.C Bose B.Garden Old Shibpur, District - Howrah, Pin- 711103, total land in two Holding measuring about 02 (Two) Cottahs 10 (Ten) Chittaks 42 (Forty Two) Sq.ft bastu land along with 300 Sq.ft of R.T Shed Structure standing thereon respectively and the total land measuring about 05 (Five) Cottahs 10 (Ten) Chittaks 22 (Twenty Two) Sq.ft of bastu land Howrah Municipal Corporation Ward No.39, under D.S.R(II) and A.D.S.R at Howrah Municipal Corporation Borough - VI, and there is no change in measurement of the respective area of the premises mentioned above and the entire area of the Premises is delineated with RED colour border in the Map annexed hereto and which is butted and bounded as follows :-

ON THE NORTH :Property of Holding No.50/B, College Road.

ON THE SOUTH : Swarnamayee Road.

ON THE EAST : Property of Holding No.49/3, College Road.

ON THE WEST : College Road .

IN WITNESS WHEREOF the Declaration hereto do hereby set and subscribed their respective hands and seal on this day, month and year above Written.

WITNESSES :-

1. Suman Fadikar
H/2, Naskar Pasa Lane
Howrah - 03

2. Basanta Nayak
Howrah Court.

Maclhabi Ghosh.
Manju Ghosh.

SIGNATURE OF THE DECLARANTS.

Drafted and prepared by me.

Anik Nayak
Advocate, Howrah Court.
Enrollment No. F/1746/1637 of 2018.

Printed by me.

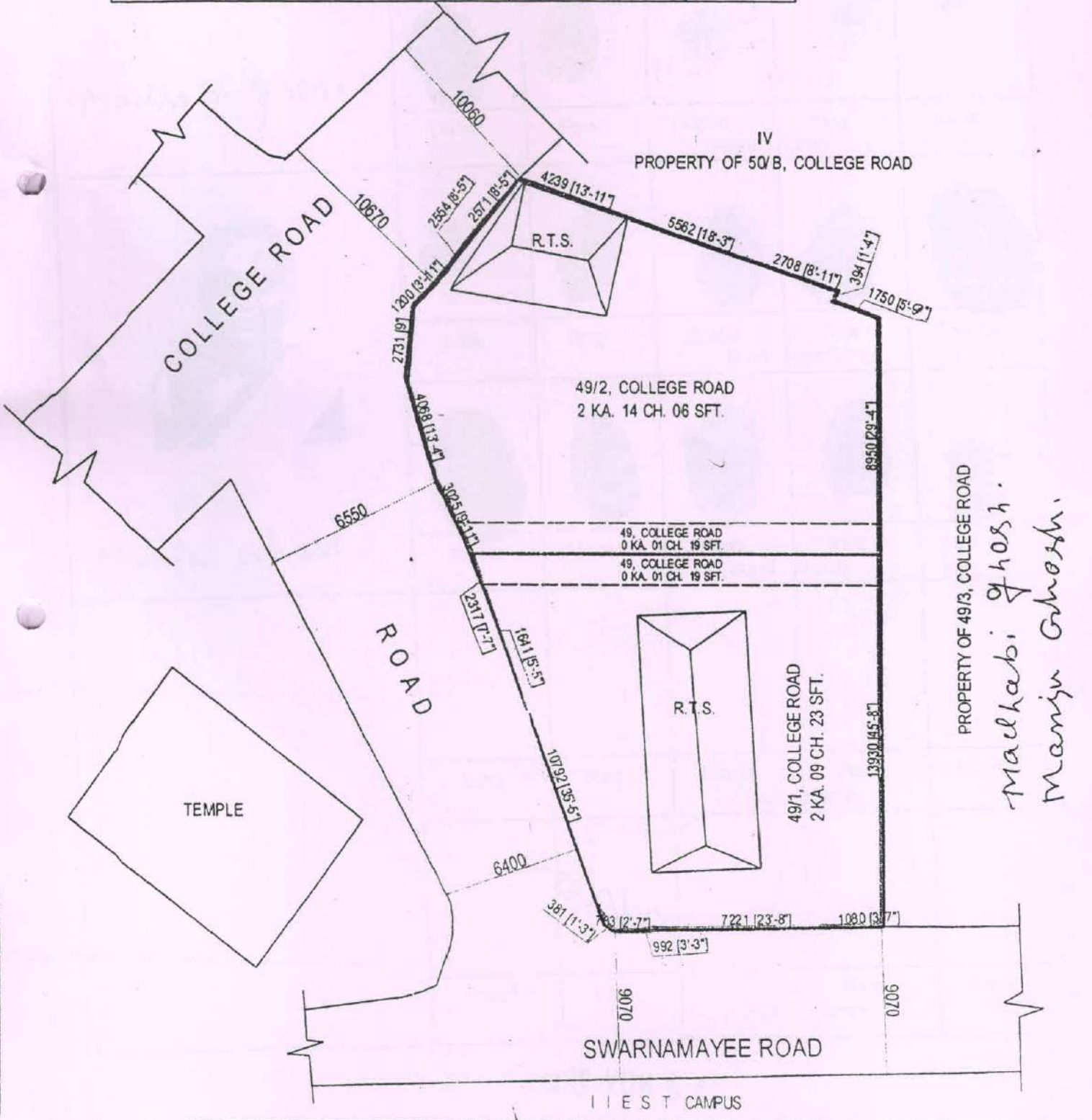
Basanta Nayak
Howrah.

MALGAMATED DEED PLAN
AT HOLDING NO. 49, 49/1 & 49/2 COLLEGE ROAD (OLD),
A. P. J. ABDUL KALAM SARANI (NEW)
P.S. : A. J. C. BOSE BOTANIC GARDEN, DIST. : HOWRAH,
HMC WARD NO. : 39, BOROUGH - VI



SCALE :- 1 : 200

OWNER	HOLDING NO.	AREA OF LAND	COLOUR
SMT. MADHABI GHOSH	49/2, COLLEGE ROAD	2 KA. 14 CH. 06 SFT.	
	49, COLLEGE ROAD	0 KA. 01 CH. 19 SFT.	
SMT. MANJU GHOSH	49/1, COLLEGE ROAD	2 KA. 09 CH. 23 SFT.	
	49, COLLEGE ROAD	0 KA. 01 CH. 19 SFT.	
TOTAL		5 KA. 10 CH. 22 SFT.	RED



SPECIMEN FORM FOR TEN FINGERPRINTS

Signature
of the Executants/
Presentants



Madhabi Ghosh,

Little	Ring	Middle (Left Hand)	Fore	Thumb
Thumb	Fore	Middle (Right Hand)	Ring	Little



Manju Ghosh,

Little	Ring	Middle (Left Hand)	Fore	Thumb
Thumb	Fore	Middle (Right Hand)	Ring	Little

Little	Ring	Middle (Left Hand)	Fore	Thumb
Thumb	Fore	Ring (Right Hand)		Little

Major Information of the Deed

Deed No	I-0502-08783/2019	Date of Registration	13/11/2019
Query No / Year	0502-1000230125/2019	Office where deed is registered	
Query Date	06/11/2019 10:57:33 AM	A.D.S.R. HOWRAH, District: Howrah	
Applicant Name, Address & Other Details	P Nandy Howrah, Thana : Howrah, District : Howrah, WEST BENGAL, PIN - 711101, Mobile No. : 9143291814, Status :Solicitor firm		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 300/-	Rs. 1,39,79,252/-		
Stamp duty Paid (SD)	Registration Fee Paid		
Rs. 500/- (Article:4)	Rs. 21/- (Article:E, E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Howrah, P.S:- Shibpur, Corporation: HOWRAH MUNICIPAL CORPORATION, Road: College Road, Premises No: 49and49/2, , Ward No: 038 Pin Code : 711103

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		2 Katha 15 Chatak 25 Sq Ft	100/-	72,67,829/-	Property is on Road



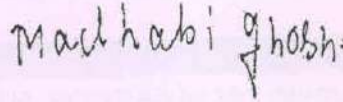


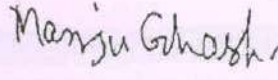
District: Howrah, P.S:- Shibpur, Corporation: HOWRAH MUNICIPAL CORPORATION, Road: College Road, Premises No: 49/1and49, , Ward No: 038 Pin Code : 711103

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L2			Bastu		2 Katha 10 Chatak 42 Sq Ft	100/-	65,61,423/-	Property is on Road
Grand Total :					9.3317Dec	200 /-	138,29,252 /-	



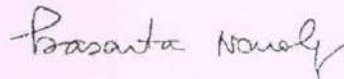
Structure Details :

Sch No	Structure Details	Area of Structure	Set forth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1, L2	500 Sq Ft.	100/-	1,50,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 500 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		500 sq ft	100 /-	1,50,000 /-	

Arant Details :

Name Address, Photo, Finger print and Signature				
1	Name	Photo	Finger Print	Signature
	Mrs Madhabi Ghosh (Presentant) Wife of Mr Ratul Charan Ghosh Executed by: Self, Date of Execution: 13/11/2019 , Admitted by: Self, Date of Admission: 13/11/2019 ,Place : Office			
	13/11/2019	LTI 13/11/2019	13/11/2019	
49/2 College Road, P.O:- B Garden, P.S:- Shibpur, District:-Howrah, West Bengal, India, PIN - 711103 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Aadhaar No: 80xxxxxxxx1348, Status :Individual, Executed by: Self, Date of Execution: 13/11/2019 , Admitted by: Self, Date of Admission: 13/11/2019 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	Mrs Manju Ghosh Wife of Late Shibdas Ghosh Executed by: Self, Date of Execution: 13/11/2019 , Admitted by: Self, Date of Admission: 13/11/2019 ,Place : Office			
	13/11/2019	LTI 13/11/2019	13/11/2019	
49/1 College Road, P.O:- B Garden, P.S:- Shibpur, District:-Howrah, West Bengal, India, PIN - 711103 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Aadhaar No: 77xxxxxxxx3964, Status :Individual, Executed by: Self, Date of Execution: 13/11/2019 , Admitted by: Self, Date of Admission: 13/11/2019 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Prasanta Nandy Son of Late B K Nandy Howrah, P.O:- Howrah, P.S:- Howrah, District:-Howrah, West Bengal, India, PIN - 711101			
	13/11/2019	13/11/2019	13/11/2019
Identifier Of Mrs Madhabi Ghosh, Mrs Manju Ghosh			

Endorsement For Deed Number : I - 050208783 / 2019

On 13-11-2019

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 13:05 hrs on 13-11-2019, at the Office of the A.D.S.R. HOWRAH by Mrs Madhabi Ghosh, one of the Executants.

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

Execution is admitted on 13/11/2019 by 1. Mrs Madhabi Ghosh, Wife of Mr Ratul Charan Ghosh, 49/2 College Road, P.O: B Garden, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711103, by caste Hindu, by Profession House wife, 2. Mrs Manju Ghosh, Wife of Late Shibdas Ghosh, 49/1 College Road, P.O: B Garden, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711103, by caste Hindu, by Profession House wife

Indetified by Mr Prasanta Nandy, , , Son of Late B K Nandy, Howrah, P.O: Howrah, Thana: Howrah, , Howrah, WEST BENGAL, India, PIN - 711101, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 21/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 30/- and Stamp Duty paid by Stamp Rs 500/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 560, Amount: Rs.500/-, Date of Purchase: 05/11/2019, Vendor name: Arun Sarkar

Kaustava Dey

Kaustava Dey
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. HOWRAH
Howrah, West Bengal

ificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0502-2019, Page from 303551 to 303569
being No 050208783 for the year 2019.



Digitally signed by KAUSTAVA DEY
Date: 2019.11.13 17:24:57 +05:30
Reason: Digital Signing of Deed.

Kaustava Dey

(Kaustava Dey) 13-11-2019 17:24:15
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. HOWRAH
West Bengal.

(This document is digitally signed.)