

1259 I-12F7/1F
भारतीय गैर न्यायिक

पचास
रुपये

रु.50



FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

V 710311

11/31/17 530/12
31/9530/17
Certify that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this documents are the part of this document.

Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)
15 SEP 2017

DEED OF DECLARATION FOR AMALGAMATION

THIS DEED OF AMALGAMATION made on this 14TH day of September, Two Thousand Seventeen(2017) BETWEEN SRI KHITISH MONDAL, (PAN No.AIIPM3788P) son of Late Sadhan Mondal, by faith - Hindu, by Nationality - Indian, by occupation -Business, residing at Mahisbathan, P.O. Krishnapur, P.S. Electronic Complex, Kolkata - 700 102, District-North 24-Parganas, West Bengal, hereinafter referred to and called as the "FIRST PARTY" (which term or expression shall unless excluded by or repugnant to the context be deemed to include his heirs, executors, administrators, legal representatives and assigns) of the FIRST PART.

21466

12/9/17

507

Prithvi Mondal
maliborner

40040

জেতার নাম
 ষ্টাম্প ভেঙার স্বাক্ষর
 বিধান নগর (সল্টলেক সিটি এ. ডি. এস. হার) এ
 মোট ষ্টাম্প কয় জাং
 চালান নং
 টেকারী বারাকপুর ভেঙার-মিত্রা দত্ত

25 AUG 2017

880000

Kullesh Mondal



V.C.T.I
537

Kullesh Mondal



V.C.T.I
538

অরুণাম



V.C.T.I
539

Arunam Mondal



V.C.T.I
540



Addl. District Sub-Registrar
Bidhanagar, (Salt Lake City)

14 SEP 2017

SHYAMA BIO-CONS PRIVATE LIMITED

Pritykesh
Director

Handwritten signature of Pritykesh

AND

(1) **SMT. UMA MONDAL** (PAN No. AKJPM5767B) wife of Sri Anukul Chandra Mondal, by faith - Hindu, by Nationality - Indian, by occupation - Housewife and (2) **SRI ANUPAM MONDAL** (PAN No. AOIPM7963E) son of Sri Anukul Chandra Mondal, by faith - Hindu, by Nationality - Indian, by occupation - Business, both residing at Mission Bazar, P. O. Krishnapur, P. S. New Town, Kolkata - 700 102, District- North 24-Parganas, West Bengal, hereinafter jointly referred to and called as the "**SECOND PARTY**" (which term or expression shall unless excluded by or repugnant to the context be deemed to include their respective heirs, executors, administrators, legal representatives and assigns) of the **SECOND PART**.

AND

M/S. SHYAMA BIO-CONS PVT. LTD. (PAN: AAJCS8346K) a Company, incorporated under the Indian Companies Act, 1956, having its Registered Office at Commerce House, 9th Floor, Room No. 5, 2A, Ganesh Chandra Avenue, Kolkata - 700 013, Dist. Kolkata, represented by its Managing Director - **SRI MAHESH KUMAR SINGHANIA**, son of Late Ram Gopal Singhanian, by faith - Hindu, by Nationality - Indian, by occupation - Business, residing at 20, Mande Villa Garden, 2nd Floor, Flat No. 28, Kolkata - 700 019, Dist. South 24-Parganas, West Bengal, hereinafter referred to and called as the "**THIRD PARTY**" (which term or expression shall unless excluded by or repugnant to the context be deemed to include its Directors for the time being and the heirs and successors in its office and assigns) of the **THIRD PART**.

WHEREAS :-

A] One Golak Chandra Naskar, Tilak Chandra Naskar and Rabindra Nath Naskar collectively purchased a landed property from one Dhirendra Nath



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Naskar by virtue of one Deed of Conveyance duly registered before the Sub-Registrar at Cossipore Dum Dum and recorded in Book No. 1, Volume No. 88, pages 127 to 129, Being No. 6037, for the year 1958 and apart from their purchased land mentioned as above, said Golak Chandra Naskar, Tilak Chandra Naskar and Rabindra Nath Naskar collectively also inherited some landed property from their father Late Rajendra Nath Naskar, since deceased.

The said Golak Chandra Naskar, Tilak Chandra Naskar and Rabindra Nath Naskar and Smt. Giribala Dasi the widow of Late Rajendra Nath Naskar entered into a Deed of Amicable Partition in regards to the entire property which they hold jointly and the property they inherited from Rajendra Nath Naskar and the said Deed of Partition was registered before the Sub-Registrar at Cossipore Dum Dum and recorded in Book No. 1, Volume No. 94, pages 21 to 29, Being No. 6039, for the year 1958.

In that circumstances, one of them, Sri Tilak Chandra Naskar became the absolute owner of a portion of the aforesaid property measuring an area of 57 Decimals and while seized and possessed of the aforesaid property, said Sri Tilak Chandra Naskar sold, conveyed and transferred a portion of the same measuring an area of 7 (seven) Cottahs, lying and situated under Mouza- Mahisbathan, J. L. No. 18, R. S. No. 203, Touzi No. 145, comprised in C. S. Dag No. 366, R. S. Dag No. 373, under C. S. Khatian No. 50, R. S. Khatian No. 48, L. R. Khatian No. 123, within the jurisdiction of Electronic Complex Police Station, within the local limits of Bidhannagar Municipal Corporation, in the District of North 24-Parganas unto and in favour of one Sri Bhaskar Prasad Deb by virtue of one Deed of Conveyance duly registered before the Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, Being No. 1216, for the year 1994 against valuable consideration mentioned thereon.



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While seized and possessed of the aforesaid property, said Sri Bhaskar Prasad Deb sold, conveyed and transferred the same measuring an area of 7 (seven) Cottahs in favour of Sri Kshitish Mondal, the First Party herein by virtue of one Deed of Conveyance duly registered before the District Sub-Registrar - II at Barasat and recorded in Book No. 1, CD Volume No. 1, pages 9205 to 9216, Being No. 01200, for the year 2007 against valuable consideration mentioned thereon and subsequently the First Party herein recorded his name in the Records of Rights and is paying Govt. rents and taxes upto date against his name as absolute owner and occupier thereof.

B] Since then present First Party herein is seized and possessed of and / or otherwise well and sufficiently entitled to the said property and enjoyed the same peacefully, freely, absolutely and without any interruptions from any corners together with right to sell, convey and transfer the same to any intending buyer or buyers at any consideration or under any terms and conditions as the First Party shall think fit and proper.

C] One Golak Chandra Naskar, Tilak Chandra Naskar and Rabindra Nath Naskar collectively purchased a landed property from one Dhirendra Nath Naskar by virtue Deed of Conveyance duly registered before the Sub-Registrar at Cossipore Dum Dum and recorded in Book No. 1, Volume No. 88, pages 127 to 129, Being No. 6037, for the year 1958 and apart from their purchased and mentioned as above, said Golak Chandra Naskar, Chandra Naskar and Rabindra Nath Naskar collectively also inherited some landed property from their father Late Rajendra Nath Naskar, since deceased.

The said Golak Chandra Naskar, Tilak Chandra Naskar and Rabindra Nath Naskar and Smt Giribala Dasi the widow of Late Rajendra Nath Naskar entered into a Deed of Amicable Partition in regards to the entire property



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which they hold jointly and the property they „ from Rajendra Nath Naskar and the said Deed of Partition was registered before Registrar at Cossipore Dum Dum and recorded in Book No. 1, Volume No. 94, pages 21 to 29, Being No. 6039, for the year 1958.

In that circumstances, one of them, Sri Tilak Chandra Naskar became the absolute owner of a portion of the aforesaid property measuring an area of 57 Decimals an seized and possessed of the aforesaid property, said Sri Tilak Chandra Naskar appointed, two sons Sri Mantu Naskar and Sri Pankaj Naskar as his Constituted Attorney empower themselves to sell, convey and transfer the same to others and thereafter said Sri Mantu Naskar and Sri Pankaj Naskar as Constituted Attorney of Sri Tilak Chandra Naskar conveyed and transferred two adjoining plots of land measuring an area of 4 (four) Cottahs 15 (fifteen) Chittacks 35 (thirty five) sq. ft. each in favour of one Smt, Bhaswati Ghosh, Ajoy Kumar Ghosh by virtue of two separate Deed of Conveyances duly register, Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, Being No. 2017, for the year 1993 and in Book No. 1, Being No. 2016, for the year 1993 respectively against valuable consideration mentioned thereon.

While seized and possessed of the aforesaid property, a portion of the same measuring 1 (one) Cottah 1 (one) Chittack 7 (seven) sq. ft. was diverted with the drain into metal road which is adjoining with the captioned property and the remaining portion measuring 3 (three) Cottahs 8 (eight) Chittacks 8 (eight) sq. ft. and 3 (three) Cottahs 14 (fourteen) Chittacks 13 (thirteen) sq. ft. were exclusively belong with said Smt. Bhaswati Ghosh and Sri Ajoy Kumar Ghosh and thereafter said Smt. Bhaswati Ghosh sold, conveyed and transferred her aforesaid property measuring 3 (three) Cottahs 8 (eight) Chittacks 8 (eight) sq. ft. in favour of Smt. Uma Mondal, and subsequently said Sri Ajoy Kumar Ghosh sold, conveyed and transferred her aforesaid



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property measuring 3 (three) Cottahs 14 (fourteen) Chittacks 13 (thirteen) sq. ft. in favour of Sri Anupam Mondal, by virtue of two separate Deed of Conveyances duly registered before the Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, CD Volume No. 5, pages 98 to 110, Being No. 01174, for the year 2014 and in Book No. 1, CD Volume No. 5, pages 85 to 97, Being No. 01173, for the year 2014 respectively against valuable consideration mentioned thereon and subsequently they have rerecorded their names in the Records of Rights and obtained L. R. Khatian Nos. in their own names and are paying Govt. rents and taxes upto date against their names as absolute owners and occupiers thereof.

D] Since then the Second Party herein are seized and possessed of and / or otherwise well and sufficiently entitled to the said property and enjoyed the same peacefully, freely, absolutely and without any interruptions from any corners together with right to sell, convey and transfer the same to any intending buyer or buyers at any consideration or under any terms and conditions as the Second Party shall think fit and proper.

E] One Abinash Chandra Naskar and Sashi Bhusan Naskar were the absolute owners of a plot of land measuring an area of 34 Decimals, lying and situated under Mouza - Mahisbathan, J. L. No. 18, R. S. No. 203, Touzi No. 145, comprised in C. S. Dag No. 364, R. S. Dag No. 372, under C. S. Khatian No. 130, R. S. Khatian No. 122, within the jurisdiction of Electronic Complex Police Station, within the local limits of Bidhannagar Municipal Corporation, in the District of North 24-Parganas.

While seized and possessed of the aforesaid property, said Abinash Chandra Naskar and Sashi Bhusan Naskar jointly sold, conveyed and transferred the same measuring 34 Decimals in favour of one Upendra Nath Naskar by



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virtue of one Deed of Conveyance was registered before the Sub-Registrar at Cossipore Dum Dum and recorded in Book No. 1, Volume No. 21, pages 198 to 199, Being No. 1123, for the year 1945 and thereafter said Upendra Nath Naskar died intestate leaving behind him - his five sons Sri Brindaban Naskar, Sri Ajit Kumar Naskar, Sri Jitendra Nath Naskar, Sri Kashinath Naskar and Sri Debabrata Naskar as his legal heirs and successors to his estate.

While seized and possessed of the aforesaid property, said Sri Brindaban Naskar, Sri Ajit Kumar Naskar, Sri Jitendra Nath Naskar, Sri Kashinath Naskar and Sri Debabrata Naskar collectively sold, conveyed and transferred a portion of the said property out of the total area of 34 Decimals unto the favour of Smt. Puspa Rani Naskar by virtue of one registered Deed of Conveyance and in that circumstances, the said Sri Brindaban Naskar, Sri Ajit Kumar Naskar, Sri Jitendra Nath Naskar, Sri Kashinath Naskar and Sri Debabrata Naskar together with aforesaid Smt. Puspa Rani Naskar became the absolute owners of the aforesaid entire property measuring 34 Decimals by virtue of inheritance and in terms of Hindu Succession Act, 1956 and also by virtue of aforesaid Deed of Conveyance.

While seized and possessed of the aforesaid property, one Deed of Partition was executed amongst themselves for clear individual identification against their individual share of the aforesaid property in their individual names duly registered before the Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 213, pages 239 to 260, Being No. 9807, for the year 1992 and thereafter one of them Ajit Kumar Naskar sold, conveyed and transferred a portion of the same measuring 4 (four) Cottahs in favour of one Sri Ashis Agarwal and another Brindaban Naskar sold, conveyed and transferred another portion of the same measuring 4 (four) Cottahs in favour of one Sri Ashim Burman Roy



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and Sri Brindaban Naskar, Sri Ajit Kumar Naskar, Smt. Puspa Rani Naskar collectively sold, conveyed and transferred another portion of the same measuring 4 (four) Cottahs in favour of one Sri Pranab Banerjee by virtue of three separate Deed of Conveyance duly registered before the Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 164, pages 83 to 90, Being No. 7646, for the year 1994 and another Deed was registered before the District Registrar at Barasat and recorded in Book No. 1, Volume No. 120, pages 70 to 76, Being No. 6575, for the year 1995 and another Deed was registered before the Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 164, pages 91 to 100, Being No. 7647, for the year 1994 respectively.

In that circumstances, said Sri Ashis Agarwal, Ashim Burman Roy and Sri Pranab Banerjee became the absolute owners of the said property measuring a total area of 12 (twelve) Cottahs. It is noted that in the Deed of Ashim Burman Roy, page No. 5 and 6 line No. 18 and 3 it was unfortunately recorded as R. S. Khatian No. 54 and as requested by Ashim Burman Roy the previous owner Brindaban Naskar amended the same where R. S. Khatian No. was amended as 122 in place of wrongly mentioned 54.

While seized and possessed of the aforesaid property, said Sri Ashis Agarwal, Ashim Burman Roy and Sri Pranab Banerjee collectively sold, conveyed and transferred the same measuring a total area of 12 (twelve) Cottahs in favour of M/s. Shyama Bio-Cons Pvt. Ltd., i.e. the Third Party herein by virtue of one Deed of Conveyance duly registered before the Additional District Sub-Registrar at Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 589, pages 51 to 79, Being No. 9773, for the year 2006 against valuable consideration mentioned thereon and subsequently the Third Party recorded its name in the Records of Rights and obtained L. R. Khatian No. in



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its name and is paying Govt. rents and local taxes upto date against its name as absolute owner and occupier thereof.

F] Since then present Third Party herein is seized and possessed of and / or otherwise well and sufficiently entitled to the said property and enjoyed the same peacefully, freely, absolutely and without any interruptions from any corners together with right to sell, convey and transfer the same to any intending buyer or buyers at any consideration or under any terms and conditions as the Third Party shall think fit and proper.

G] Now the parties hereto have decided to develop their individual plots, particularly mentioned hereinabove by amalgamating the same in to one, so that the parties shall be able to prepare one single composite Plan which to be prepared by the Architect with the consent of the parties hereto and shall submit the same before the Bidhannagar Municipal Corporation for necessary approval by virtue of this Deed of Amalgamation.

H] All the parties hereto have decided to enter into this Agreement stating the terms and conditions in details to avoid litigations which may or may not be arise in future by and between the parties hereto.

NOW THIS DEED OF DECLARATION FOR AMALGAMATION WITNESSEHT
as follows : -

1. Due to better enjoyment of the aforesaid landed properties the Parties herein have decided to construct multi-storied building upon the said three holdings / plot of lands collectively according to the Plan to be sanctioned by the Bidhannagar Municipal Corporation.



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2. The parties herein shall abide by all the terms and conditions imposed by the Bidhannagar Municipal Corporation for the purpose of the sanction of building plan of multi-storied building upon the amalgamated aforesaid three holdings / plots morefully and particularly mentioned in the Fourth Schedule hereunder written.
3. The parties hereto separately have the ownership right on the individual property and no other party shall be entitled to create any interruptions upon the ownership of their individual portion of the aforesaid property.
4. It is also agreed by the parties that the parties hereto shall sign on all the requisite documents whatsoever will require by the Architect for approve and Sanction of composite Building Plan on the amalgamated three plots of land.
5. It is also agreed by the parties herein the Fourth Schedule property will be treated as an amalgamated plot of land / holding and the parties herein with their legal heirs and successors shall have the right over the land as per land share and shall be entitled to enjoy the said amalgamated property according to their respective proportionate land share. It is recorded that the Parties herein shall get and enjoy the ownership of proposed building / or construction according to their share of land.
6. The Parties hereto will enjoy their portion which to be construct later on their individual portion of the property according to their land share.
7. In case the development of the project is not completed by the Developer M/s. Sun Construction within the specific period of time that is mentioned in para '6' of Page 13 of the development agreement dated 9th September, 2016 between the parties then this agreement will become void and the parties will come under the same position as it was unamalgamated before amalgamation.




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THE FIRST SCHEDULE ABOVE REFERRED TO
(PROPERTY OF FIRST PARTY)

ALL THAT one piece and parcel of bastu land measuring an area of 7 (seven) Cottahs more or less, lying and situated under Mouza - Mahisbathan, J. L. No. 18, R. S. No. 203, Touzi No. 145, comprised in C. S. Dag No. 366, R. S. Dag No. 373, under C. S. Khatian No. 50, R. S. Khatian No. 48, L.R. Khatian No. 966, Mahishbathan Road, within the local limits of Bidhannagar Municipal Corporation under Electronic Complex Police Station, in the District of North 24-Parganas and the said property is butted and bounded as follows-

<u>ON THE NORTH</u> :	By, R. S. Dag No. 373 (P)
<u>ON THE SOUTH</u> :	By, R. S. Dag No. 373 (P)
<u>ON THE EAST</u> :	By, R. S. Dag No. 372 (P)
<u>ON THE WEST</u> :	By, R. S. Dag No. 374 (P)

THE SECOND SCHEDULE ABOVE REFERRED TO
(PROPERTY OF SECOND PARTY)

ALL THAT one piece and parcel of bastu land measuring an area of 7 (Seven) Cottahs 6 (six) Chittacks 21 (twenty one) sq. ft. more or less, lying and situated under Mouza - Mahisbathan, J. L. No. 18, R. S. No. 203, Touzi No. 145, comprised in C. S. Dag No. 366, R. S. Dag No. 373, under C. S. Khatian No. 50, R. S. Khatian No. 48, L. R. Khatian No.1744,1745, within the jurisdiction of Electronic Complex Police Station, within the local limits of Bidhannagar Municipal Corporation, in the District of North 24-Parganas and the said property is butted and bounded as follows-

<u>ON THE NORTH</u>	By, 30' ft. wide Metal Road.
<u>ON THE SOUTH</u>	By, R. S. Dag No. 373 (P)
<u>ON THE EAST</u>	By, 30' ft. wide District Board Road.
<u>ON THE WEST</u>	By, R. S. Dag No. 373 (P)



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. 14 SEP 2017

THE THIRD SCHEDULE ABOVE REFERRED TO
(PROPERTY OF THIRD PARTY)

ALL THAT one piece and parcel of land measuring an area of 12 (twelve) Cottahs more or less, lying and situated under Mouza - Mahisbathan, J. L. No. 18, R. S. No. 203, Touzi No. 145, comprised in C. S. Dag No. 364, 365, R. S. Dag No. 372 & 377, under C. S. Khatian No. 130, R. S. Khatian No. 122, L. R. Khatian No. 1335, within the jurisdiction of Electronic Complex Police Station, within the local limits of Bidhannagar Municipal Corporation, in the District of North 24-Parganas and the said property is butted and bounded as follows-

ON THE NORTH By, R.S.Dag No.285 (P) and thereafter District Board Road.

ON THE SOUTH By, R. S. Dag No. 372 (P)

ON THE EAST By, R. S. Dag No. 372 (P) & 377 (P)

ON THE WEST By, R. S. Dag No. 373 (P)

THE FOURTH SCHEDULE ABOVE REFERRED TO
(AMALGAMATED PROPERTY)

ALL THAT one piece and parcel of land measuring an area of 26 (twenty six) Cottahs 6 (six) Chittacks 21 (twenty one) sq. ft. more or less, lying and situated under Mouza - Mahisbathan, J. L. No. 18, R. S. No. 203, Touzi No. 145, comprised in C. S. Dag No. 364, 365, 366, R. S. Dag No. 372, 373 & 377, under C. S. Khatian No. 50, 130, R. S. Khatian No, 48, 122, L. R. Khatian No. 966, 1335 1744 and 1745, within the jurisdiction of Electronic Complex Police Station, within the local limits of Bidhannagar Municipal Corporation, in the District of North 24-Parganas and the said amalgamation property is delineated in the Map or Plan is annexed hereto and thereon Border "RED" and the said property is butted and bounded as follows-

ON THE NORTH By 30 feet Metal Road.

ON THE SOUTH By Part of R.S. Dag No.373 & R.S. Dag No. 372

ON THE EAST By Mahishbathan Road

ON THE WEST Major Road.



[Handwritten signature]

Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

14 SEP 2017

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

SIGNED, SEALED & DELIVERED

By the **PARTIES** in presence of

WITNESSES :-

1. *MD Manir uz Jaman*

2. *Bhabenata Bishmaroy
Advocate.*

Kamesh Mondal

SIGNATURE OF THE FIRST PARTY

ଅନୁପମ ମଣ୍ଡଲ

Anupam Mondal

SIGNATURE OF THE SECOND PARTY

SHYAMA BIO-CONS PRIVATE LIMITED

Director
7/12/20

SIGNATURE OF THE THIRD PARTY

Draft Prepared by me:

MD Manir uz Jaman
MD. MANIR UZ JAMAN

Licence No. DW- I - 33.

D.R.O. North 24-Parganas

Residence: Mahammadpur

Rajarhat, Kolkata-700135

Mobile : 9830538095

E-mail : manicircle2@gmail.com

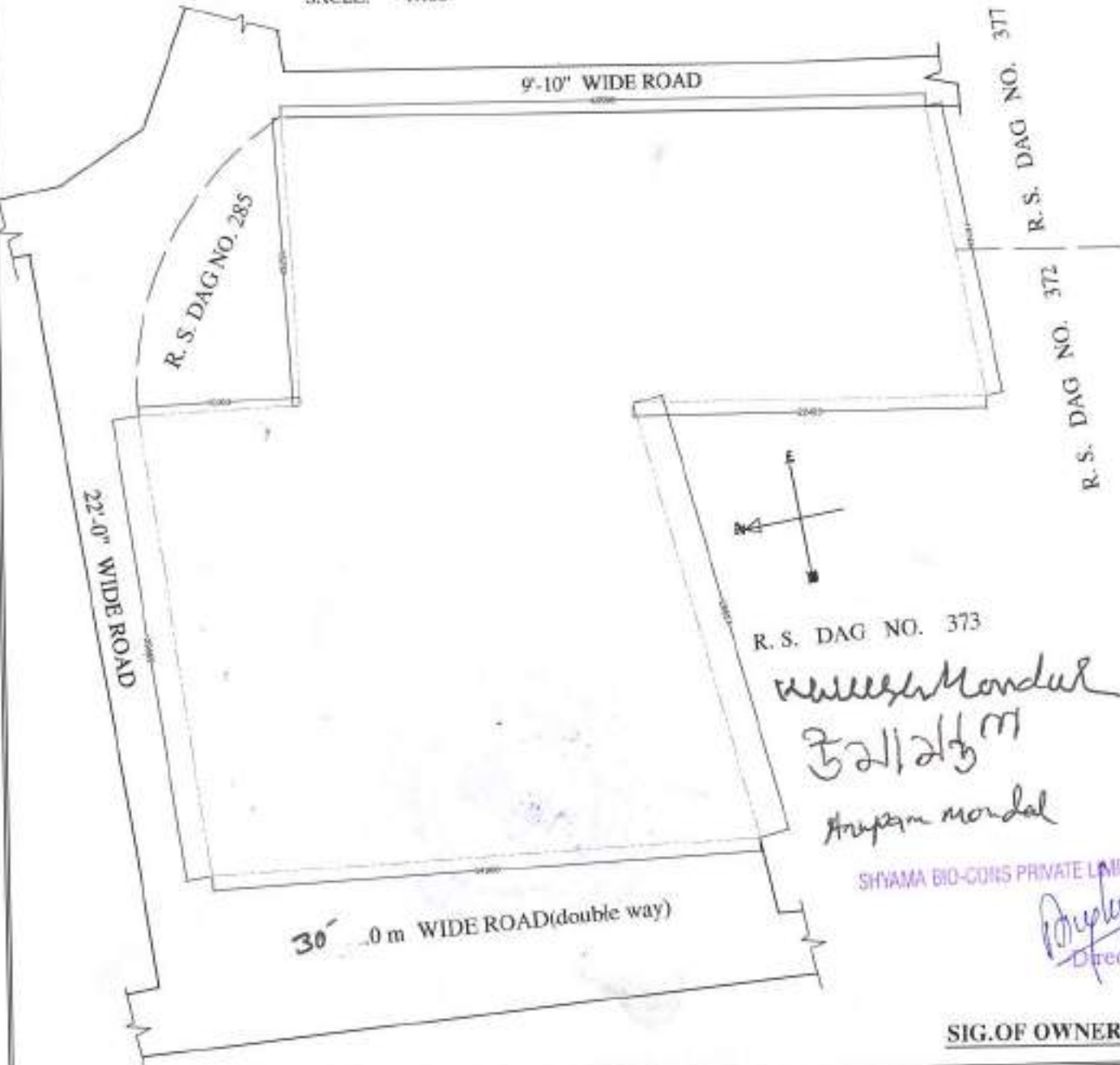


Additional District Sub-Registrar
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SITE PLAN AT R.S. DAG NO. 372; 373; 377; J.L. NO. 18 R.S. NO. 203,
TOUZI NO.- 145,147 IN R.S. KHATIAN NO. 48, IN L.R. KHATIAN NO. 50,
MOUZA:- MAHISBATHAIN, P.S. BIDHAN NAGAR EAST; UNDER
BIDHAN NAGAR MUNICIPAL CORROATION; DIST: NORTH 24
PARGANAS.

AREA OF LAND (AS PER DEED) = 26k-1CH-07 SFT=1743.96 SQ.M
SACLE: - 1:100





Adtl. District Sub-Registrar
Bishannagar, (Salt Lake City)
14 SEP 2017

SIGNATURE OF THE
PRESENTANT /
EXECUTANT / SALLER/
BUYER/CAIMENT
WITH PHOTO












UNDER RULE 44A OF THE I.R. ACT 1908

N.B. - LH BOX- SMALL TO THUMB PRINTS
R.H. BOX - THUMB TO SMALL PRINTS

	LH					
	RH.					












Khullesh Mondal

ATTESTED :- Khullesh Mondal

	LH					
	RH.					

Khullesh Mondal

ATTESTED :- Khullesh Mondal

	LH					
	RH.					

Anupam Mondal

ATTESTED :- Anupam Mondal



✓
Addl. District Sub-Registrar
Biðhannagar, (Salt-lake City)

14 SEP 2017

SIGNATURE OF THE
PRESENTANT /
EXECUTANT / SALLER/
BUYER/CAIMENT
WITH PHOTO

UNDER RULE 44A OF THE I.R. ACT 1908

N.B. - LH BOX- SMALL TO THUMB PRINTS
R.H. BOX - THUMB TO SMALL PRINTS

 <i>Prasanna</i> 7/10	LH					
	RH.					

ATTESTED :-

PHOTO	LH					
	RH.					

ATTESTED :-

PHOTO	LH					
	RH.					

ATTESTED :-



[Handwritten signature]

Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

14 SEP 2017







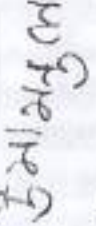


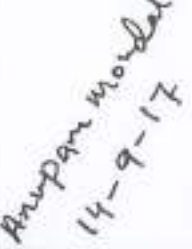
Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. BIDHAN NAGAR, District Name :North 24-Parganas

Signature / LTI Sheet of Query No/Year 15041000319530/2017

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Shri KHITISH MONDAL MAHISBATHAN, P.O:- KRISHNAPUR, P.S:- East Bidhannagar, District-North 24- Parganas, West Bengal, India, PIN - 700102	Declarant			 14-9-2017
2	Smt UMA MONDAL MISSION BAZAR, P.O:- KRISHNAPUR, P.S:- New Town, District:- North 24-Parganas, West Bengal, India, PIN - 700102	Declarant			 14-9-17
3	Shri ANUPAM MONDAL MISSION BAZAR, P.O:- KRISHNAPUR, P.S:- New Town, District:- North 24-Parganas, West Bengal, India, PIN - 700102	Declarant			 14-9-17



Government of West Bengal

Directorate of Registration & Stamp Revenue




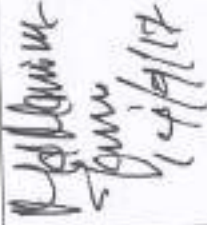
FORM-1564

Miscellaneous Receipt

Visit Commission Case No / Year	1504000192/2017	Date of Application	14/09/2017
Query No / Year	15041000319530/2017		
Transaction	[0901] Declaration, Declaration relating to immovable property		
Applicant Name of QueryNo	Md MANIR UZ JAMAN		
Stampduty Payable	Rs.5,67,030/-		
Registration Fees Payable	Rs.94,521/-		
Applicant Name of the Visit Commission	Md MANIR UZ JAMAN		
Applicant Address	SALT LAKE CITY		
Place of Commission	MAHISBATHAN, P.O:- KRISHNAPUR, P.S:- East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700102		
Expected Date and Time of Commission	14/09/2017 7:00 PM		
Fee Details	J1: 250/-, J2: 300/-, PTA-J(2): 0/-, Total Fees Paid: 550/-		
Remarks			



I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Shri MAHESH KUMAR SINGHANIA 20 MANDE VILLA GARDEN, P.O.- GARIAHAT, P.S.- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN - 700019	Representative of Declarant [M/S SHYAMA BIO CONS PVT LTD]			 14.9.2012
Sl No.	Name and Address of identifier	Identifier of			Signature with date
1	Md MANIR UZ JAMAN Son of Md NURUL ALAM MOHAMMADPUR, P.O.- KADAMPUKUR, P.S.- Rajarhat, District:-North 24-Pargenas, West Bengal, India, PIN - 700135	Shri KHITISH MONDAL, Smt UMA MONDAL, Shri ANUPAM MONDAL, Shri MAHESH KUMAR SINGHANIA			 14/9/12

(Debajyoti
Bandyopadhyay)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
BIDHAN NAGAR
North 24-Parganas, West
Bengal



आयकर विभाग
INCOME TAX DEPARTMENT


भारत सरकार
GOVT. OF INDIA

UMA MONDAL
NADIRAM PRAMANICK
01/01/1965
 Permanent Account Number
AKJPM5767B





 Signature

उमा मंडल



In case this card is lost / found, kindly inform / return to :
 Income Tax PAN Services Unit, LT/ISL
 Plot No. 3, Sector II, CHD Belapur,
 Near Mumbai - 400 614.
 उप कर पत्र नष्ट या पाया गया तो कृपया सूचित करें/वापस करें :
 आयकर पत्र सेवा इकाई, एलटी/एसएल
 प्लॉट नं. 3, सेक्टर II, सीडी बेलपुर,
 नजद मुंबई - 400 614.
 यदि यह कार्ड खोया/पैदा हुआ तो सूचित करें/वापस करें :
 आयकर पत्र सेवा इकाई, एलटी/एसएल



नाम / NAME
KHITISH MONDAL

पिता का नाम / FATHER'S NAME
SADHAN MONDAL

जन तिथि / DATE OF BIRTH
16-02-1968

हस्ताक्षर / SIGNATURE

Khitish Mondal

Stalin

आयकर आयुक्त, (समूह: असा.), कोल.
COMMISSIONER OF INCOME-TAX (C.O.), KOLKATA

Khitish Mondal



इस कार्ड के खो / गिर जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें।
संगुल आयकर आयुक्त (प्रशासि एवं तकनीकी),
पी-7,
चौरिंग्हाइ स्क्वायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :
Joint Commissioner of Income-tax (Systems & Technical),
P-7,
Chowringhee Square,
Calcutta- 700 069.

Khitish Mondal

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

SRN: 19-201718-007773089-1
GRN Date: 14/09/2017 14:57:30
BRN: CKD5405457
Payment Mode: Online Payment
Bank: State Bank of India
BRN Date: 14/09/2017 14:58:55
1274/17

DEPOSITOR'S DETAILS

Id No. : 15041000319530/3/2017
(Query No./Query Year)

Name : DEBASISH ROY
Contact No. : 9874019307 Mobile No. : +91-9874019307
E-mail : sun.construction.08@gmail.com
Address : DN 10 MERLIN MATRIX UNIT 203 SEC V KOL 91
Applicant Name : Md MANIR UZ JAMAN
Office Name :
Office Address :
Status of Depositor : Others
Purpose of payment / Remarks : Declaration, Declaration relating to immovable property
Payment No 2

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	15041000319530/3/2017	Property Registration- Stamp duty	0030-02-103-003-02	587030
2	15041000319530/3/2017	Property Registration- Registration Fees	0030-03-104-001-16	84521
Total				661551

In Words : Rupees Six Lakh Sixty One Thousand Five Hundred Fifty One only



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ANUPAM MONDAL
ANUKUL CHANDRA MONDAL

13/07/1984

Permanent Account Number

AOIPM7963E

Anupam Mondal

Signature



Anupam Mondal





In case this card is lost / found, kindly inform / return to :
Income Tax PAN Services Unit, UTTISI
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यदि कार्ड के खोने/पाने से पुनर्प्राप्त नहीं हो/वापस :
आयकर सेवा केंद्र युट्टिसी
प्लॉट नं: 3, सेक्टर 11, सी.बी.डी. बेलपुर,
नवी मुंबई-400 614.

Handwritten signature or scribble.





आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

MAHESH KUMAR SINGHANIA
RAM GOPAL SINGHANIA

03/06/1964
Permanent Account Number
AMBPS3508E

Signature
Signature



Displeyars
7/12



इस कार्ड के लिये आवेदन प्रोवाइडर (एनएसएल) से प्राप्त
कर प्राप्त कर सेवा प्रदाता, एनएसएल से प्राप्त
कर प्राप्त कर सेवा प्रदाता, एनएसएल से प्राप्त कर प्राप्त कर
सेवा प्रदाता से, सेवा प्रदाता से प्राप्त कर प्राप्त कर
पुणे - 411 016

*If this card is lost / someone else has found it
please inform / return to:*
Income Tax PAN Services Unit, NSDL
5th Floor, Market Street,
Plot No. 341, Survey No. W7/B,
Middel Colony, Near Deep Bunglows Chowk,
Pune - 411 016.

Tel: 91-20-2721 8260, Fax: 91-20-2721 8081
e-mail: Gandhi@nsdl.com



Major Information of the Deed

Deed No :	I-1504-01274/2017	Date of Registration	15/09/2017
Query No / Year	1504-1000319530/2017	Office where deed is registered	
Query Date	14/09/2017 1:48:30 PM	A:D.S.R. BIDHAN NAGAR, District: North 24-Parganas	
Applicant Name, Address & Other Details	MANIR UZ JAMAN MOHAMMADPUR, Thana : Rajarhat, District : North 24-Parganas, WEST BENGAL, PIN - 700135, Mobile No. : 9830538095, Status : Deed Writer		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property	[4305] Other than Immovable Property, Declaration [No of Declaration : 2], [4306] Other than Immovable Property, Sale [Rs : 94,50,001/-]		
Set Forth value	Market Value		
Rs. 1/-	Rs. 3,89,80,475/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 5,67,080/- (Article:4)	Rs. 94,521/- (Article E, E, A(1))		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assesment slip.(Urban area)		

Land Details :

District: North 24-Parganas, P.S:- East Bidhannagar, Municipality: BIDHANNAGAR MUNICIPALITY CORPORATION, Road: Charaktala Road (Mahishbathan), Mouza: Mahisbathan

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-372	LR-966	Bastu	Bastu	26 Katha 6 Chatak 21 Sq Ft	1/-	3,89,80,475/-	Width of Approach Road: 30 Ft, Adjacent to Metal Road.
Grand Total :					43.5669Dec	1 /-	389,80,475 /-	

Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Shri KHITISH MONDAL (Presentant) Son of Late SADHAN MONDAL MAHISBATHAN, P.O:- KRISHNAPUR, P.S:- East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700102 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AIIPM3788P, Status :Individual, Executed by: Self, Date of Execution: 14/09/2017 , Admitted by: Self, Date of Admission: 14/09/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 14/09/2017 , Admitted by: Self, Date of Admission: 14/09/2017 ,Place : Pvt. Residence
2	Smt UMA MONDAL Wife of Shri ANUKUL CHANDRA MONDAL MISSION BAZAR, P.O:- KRISHNAPUR, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700102 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No.: AKJPM5767B, Status :Individual, Executed by: Self, Date of Execution: 14/09/2017 , Admitted by: Self, Date of Admission: 14/09/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 14/09/2017 , Admitted by: Self, Date of Admission: 14/09/2017 ,Place : Pvt. Residence
3	Shri ANUPAM MONDAL Son of Shri ANUKUL CHANDRA MONDAL MISSION BAZAR, P.O:- KRISHNAPUR, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700102 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AOIPM7963E, Status :Individual, Executed by: Self, Date of Execution: 14/09/2017 , Admitted by: Self, Date of Admission: 14/09/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 14/09/2017 , Admitted by: Self, Date of Admission: 14/09/2017 ,Place : Pvt. Residence

1	18-01-2021	18-01-2021	18-01-2021
2	18-01-2021	18-01-2021	18-01-2021
3	18-01-2021	18-01-2021	18-01-2021
4	18-01-2021	18-01-2021	18-01-2021
5	18-01-2021	18-01-2021	18-01-2021
6	18-01-2021	18-01-2021	18-01-2021
7	18-01-2021	18-01-2021	18-01-2021
8	18-01-2021	18-01-2021	18-01-2021
9	18-01-2021	18-01-2021	18-01-2021
10	18-01-2021	18-01-2021	18-01-2021



1	18-01-2021	18-01-2021	18-01-2021
2	18-01-2021	18-01-2021	18-01-2021
3	18-01-2021	18-01-2021	18-01-2021
4	18-01-2021	18-01-2021	18-01-2021
5	18-01-2021	18-01-2021	18-01-2021
6	18-01-2021	18-01-2021	18-01-2021
7	18-01-2021	18-01-2021	18-01-2021
8	18-01-2021	18-01-2021	18-01-2021
9	18-01-2021	18-01-2021	18-01-2021
10	18-01-2021	18-01-2021	18-01-2021

SHYAMA BIO CONS PVT LTD

GANESH CHANDRA AVENUE, P.O:- BARRABAZAR, P.S:- Burrobazar, District:-Kolkata, West Bengal, India,
 PIN - 700013, PAN No.:: AAJCS8346K, Status :Organization, Executed by: Representative, Executed by:
 Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Shri MAHESH KUMAR SINGHANIA Son of Late RAM GOPAL SINGHANIA 20 MANDE VILLA GARDEN, P.O:- GARIAHAT, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN - 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AAJCS8346K Status : Representative, Representative of : M/S SHYAMA BIO CONS PVT LTD (as DIRECTOR)

Identifier Details :

Name & address
Md MANIR UZ JAMAN Son of Md NURUL ALAM MOHAMMADPUR, P.O:- KADAMPUKUR, P.S:- Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN - 700135, Sex: Male, By Caste: Muslim, Occupation: Deed Writer, Citizen of: India, , Identifier Of Shri KHITISH MONDAL, Smt UMA MONDAL, Shri ANUPAM MONDAL, Shri MAHESH KUMAR SINGHANIA

Land Details as per Land Record

District: North 24-Parganas, P.S:- East Bidhannagar, Municipality: BIDHANNAGAR MUNICIPALITY CORPORATION,
 Road: Charaktala Road (Mahishbathan), Mouza: Mahisbathan .

Sch No	Plot & Khatian Number	Details Of Land
L1	LR Plot No:- 372(Corresponding RS Plot No:- 372), LR Khatian No:- 966	Owner: স্মিতীশ মন্ডল, Gurdian: সাফন মন্ডল, Address: নিজ, Classification: পুকুর, Area.0.03000000 Acre,

Endorsement For Deed Number : I - 150401274 / 2017

On 14-09-2017

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

Presented for registration at 14:53 hrs on 14-09-2017, at the Private residence by Shri KHITISH MONDAL , one of the Executants.

FOR THE YEAR 2011-12. THE REGISTERED VALUE OF THE PROPERTY IS Rs. _____.

Additional District Registrar

Office of the Additional District Registrar, Bhanuagar, North 24 P.S.,

Barisal District.

Reference No. _____ of the Additional District Registrar, Bhanuagar, North 24 P.S., Barisal District, dated _____.

Additional Details

Area of Land _____

Value of Land _____



Land Details as per Land Register

Area of Land _____

Area of Land	_____
Value of Land	_____

Additional District Registrar

Office of the Additional District Registrar, Bhanuagar, North 24 P.S., Barisal District.

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

Execution is admitted on 14/09/2017 by 1. Shri KHITISH MONDAL, Son of Late SADHAN MONDAL, MAHISBATHAN, KRISHNAPUR, Thana: East Bidhannagar, North 24-Parganas, WEST BENGAL, India, PIN - 700102, by caste Hindu, by Profession Business, 2. Smt UMA MONDAL, Wife of Shri ANUKUL CHANDRA MONDAL, MISSION BAZAR, P.O: KRISHNAPUR, Thana: New Town, North 24-Parganas, WEST BENGAL, India, PIN - 700102, by caste Hindu, by Profession House wife, 3. Shri ANUPAM MONDAL, Son of Shri ANUKUL CHANDRA MONDAL, MISSION BAZAR, P.O: KRISHNAPUR, Thana: New Town, North 24-Parganas, WEST BENGAL, India, PIN - 700102, by caste Hindu, by Profession Business

Indetified by Md MANIR UZ JAMAN, , Son of Md NURUL ALAM, MOHAMMADPUR, P.O: KADAMPUKUR, Thana: Rajarhat, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Muslim, by profession Deed Writer

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

Execution is admitted on 14-09-2017 by Shri MAHESH KUMAR SINGHANIA, DIRECTOR, M/S SHYAMA BIO CONS PVT LTD (Private Limited Company), 2A GANESH CHANDRA AVENUE, P.O:- BARRABAZAR, P.S:- Burrobazar, District:-Kolkata, West Bengal, India, PIN - 700013

Indetified by Md MANIR UZ JAMAN, , Son of Md NURUL ALAM, MOHAMMADPUR, P.O: KADAMPUKUR, Thana: Rajarhat, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Muslim, by profession Deed Writer

Debajyoti Bandyopadhyay
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal

On 15-09-2017

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 4 of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 94,521/- (A(1) = Rs 94,500/- , E = Rs 21/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 94,521/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 14/09/2017 2:58PM with Govt. Ref. No: 192017180077730891 on 14-09-2017, Amount Rs: 94,521/-, Bank State Bank of India (SBIN0000001), Ref. No. CKD5405457 on 14-09-2017, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 5,67,030/- and Stamp Duty paid by Stamp Rs 50/-, by online = Rs 5,67,030/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 2466, Amount: Rs.50/-, Date of Purchase: 13/09/2017, Vendor name: M DUTTA
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 14/09/2017 2:58PM with Govt. Ref. No: 192017180077730891 on 14-09-2017, Amount Rs: 5,67,030/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKD5405457 on 14-09-2017, Head of Account 0030-02-103-003-02

Debajyoti Bandyopadhyay
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1504-2017, Page from 48646 to 48677
being No 150401274 for the year 2017.



Digitally signed by Debajyoti
Bandyopadhyay
Date: 2017.09.22 11:28:29 +05:30
Reason: Digital Signing of Deed.

(Debajyoti Bandyopadhyay) 22-09-2017 11:28:10
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
West Bengal.

(This document is digitally signed.)