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2-400/14
09/09/14

पश्चिम बंगाल WEST BENGAL

MC-2494/14

T 074023

Q-21887/14
NO 2.547500f

That this Document is admitted for registration. The Signatures Sheet and the Government Stamps attached to this document are a part of this Document.

Additional Registrar
of Assurances Kolkata
10-10-14

THIS INEDENTURE OF CONVEYANCE made on this 29th day of September, Two Thousand Fourteen;

BETWEEN

(1) SRI KRISHNA RENU DAS (P.A.N. No. ADRPD 3098 B) son of Late Dr. Sambidananda Das by faith Hindu residing at No. 60, Ashoke Avenue, P.S. - Netaji Nagar, Kolkata - 700040 (2) SMT. KRISHNA DATTA (P.A.N. No. AIYPD 7737 R) wife of Sri Ashok Datta by faith Hindu residing at Flat No.7075, B-10 Vasant Kunj, P.S. - Vasant Kunj, New Delhi - 110070 (3) SMT. SHILA DAS (P.A.N. No. AIRPD 8124 H) widow of Late Sadananda Das by faith Hindu residing at Greenskies Gree Forest Apartment, Flat No.02, J.P. Nagar, 7th Phase, Bangalore - 560076 (4) SMT. MADHUCHHANDA DAS (P.A.N. No. ANOPD 4598 H) daughter of Late Sadasanda Das by faith Hindu residing at Greenskies Green Forest Apartment, Flat No.02, J.P. Nagar, 7th Phase, Bangalore - 560076, all presently at No.60, Ashoke Avenue, P.S. - Netaji Nagar, Kolkata - 700040, hereinafter referred to as the "VENDORS" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, executors, administrators, legal representatives and/or assigns) of the ONE PART;

Res.
K. Datta Das
Das

Subscribed

AND

Krishna Renu Das
Madhuchhanda Das
Smt. Krishna Datta
Smt. Shila Das

51253

B. K. Jain & Co
Advocates
6A, K. S. Roy Rd
Koi - I

Sold to.....
Address.....
Value 100.....
30 JUL 2014
L.S.V. High Court Sujit Sarkar High Court, A S

Ram Chand Singh



5684

For Exxon Properties Private Limited

Ram Chand Singh

Director

(RAMESH CHAND SINGH)



5685

J. Mahesh
(J. Mahesh Das)



5686

Krishna Datta

(KRISHNA DATTA)

Nitendra Kumar Dabey
510 Sukal Kumar Dabey
167 N.S. Road (2nd Floor)
W-7, Sewice P.S. Guria Bazar

ADDITIONAL REGISTRAR
OF ASSAM
29 SEP 2014

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MESSRS EXXON PROPERTIES PVT. LTD. (P.A.N. No. AABCE 2411 R), a Company incorporated under the Companies Act 1956 and having its registered office at No.167, Netaji Subhas Road, P.S. - Burra Bazar, Kolkata - 700007, represented by its Director **Sri Ramesh Chand Singh** son of Late Deep Chand Singh, hereinafter referred to as the "PURCHASER" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors in office and/or assign) of the OTHER PART:

WHEREAS:

A. Originally, one Smt. Mira Gupta wife of Sri R. Gupta, resident of No.4, Lee Road, Calcutta was seized and possessed of or otherwise well and sufficiently entitled as the absolute owner in respect of All That the piece or parcel of Plot of Land measuring about 12(Twelve) Cottahs situate lying at and comprised in C.S. Dag Nos.26(Part) and 27(Part) within Mouza - Khanpur, Touzi Nos.151 and 152, J.L. No.46 being the Southern Part of Plot No.60 of the Building Estate Scheme known as "Asoke Park" bearing Municipal Premises No.226/1, Netaji Subhas Chandra Bose Road (formerly portion of premises No.100, Bansdroni Road), P.S. Tollygunge, District - 24-Parganas (hereinafter referred to as the "said Plot of Land"), free from all encumbrances whatsoever.

B. By virtue of an Indenture of Conveyance dated the 18th February, 1959 registered in Book No.I, Volume No.30, Pages 197 to 206, Being No.1351 for the year 1959 at the office of the Sub-Registrar - Alipore Sadar, the said owner Smt. Mira Gupta sold, transferred and conveyed unto and in favour of Her Highness Mrs. Prabhabati Devi, resident of No.59, Ballygunge Circular Road, Calcutta All That the "said Plot of Land", more fully described in Schedule "B" thereunder written and also shown and delineated in Red borders in the map or plan annexed thereto.

Handwritten signature

Krishna Das

Shila Das (Rabi Chand Sg.)

Madhuchhanda Das

5687C

Shila Das
(SHILA DAS.)

5688C

Madhuchhanda Das
(MADHUCHHANDA DAS)

Hitendra Kumar Dubey
Slobodan Kumar Dubey
167NS Road 2nd floor
Koh-7, Bawice.

ADDITIONAL SECRETARY
OF THE
29 SEP 2014

C. Since after purchase of the "said Plot of Land" as hereinbefore stated, the said owner Her Highness Mrs. Prohabati Devi duly constructed two-storied brick built dwelling house, outhouses and garage together with boundary walls at or upon the "said Plot of Land".

D. By a Deed of Conveyance dated the 24th November, 1970 registered in Book No.1, Volume No.87, Pages 206 to 213, Being No.4914 for the year 1970 at the office of the Joint Sub-Registrar - Alipore, the said Her Highness Mrs. Prohabati Devi sold, transferred and conveyed unto and in favour of Dr. Sambidananda Das All That the piece or parcel of Plot of Land measuring 12(twelve) Cottahs together with two-storied brick built dwelling house, outhouses, garage and other structures whatsoever lying erected and/or built thereon situate lying at and being Municipal Premises No.226/1, Netaji Subhas Chandra Bose Road (also known as premises No.60, Ashoke Avenue), Calcutta, more fully described in the Schedule thereunder written (hereinafter referred to as the "said Property").

E. On or about 10th February 1983 the said Dr. Sambidananda Das, who was a Bengali Hindu governed by Dayabhaga School of Hindu Law, died intestate leaving behind his widow Smt. Mira Das and two sons Sadananda Das and Krishnarenu Das and only daughter Smt. Krishna Datta as his only heirs, heiresses and legal representatives.

F. On or about 12th January 1998, the said Sadananda Das, who was a Bengali Hindu governed by Dayabhaga School of Hindu Law, died intestate leaving behind his mother Smt. Mira Das, widow Smt. Shila Das and daughter Madhuchanda Das as his only heiresses and legal representatives.

Shilada

Krishna Datta

Madhuchanda Das

Radhakrishna Das

Shila Das



ADDITIONAL REGISTRAR
OF ASSAM, DISPURG
29 SEP 2014

G. On or about 21st August 1998, the said Smt. Mira Das, who was a Bengali Hindu governed by Dayabhaga School of Hindu Law died intestate leaving behind her son Krishnarenu Das and daughter Smt. Krishna Dutta as also the said Smt. Shila Das and Madhuchanda Das as her only heirs and legal representatives.

H. In the premises aforesaid, the said Krishnarenu Das, Smt. Krishna Dutta, Smt. Shila Das and Madhuchanda Das jointly became seized and possessed of or other wise well and sufficiently entitled as the absolute Owners in respect of the "said Property".

I. By virtue of a Deed of Conveyance dated 20th December 2000 registered in Book No.I, Volume No.39, Pages 484 to 496 Being No.1475 for the year 2000 at the office of the District - Registrar, Alipore, the said owners Krishnarenu Das, Krishna Dutta, Shila Das and Madhuchanda Das jointly sold transferred and conveyed unto and in favour of M/s. B.M.C. Con., a partnership firm represented by its Partners Hitabrata Banerjee, Tapan Kumar Mazumdar, Rajib Naryan Chowdhury and Aruna Choudhury All That a portion of the "said Property" being the demarcated specified and identified piece or parcel of plot of land measuring 4(four) Cottahs and 2(two) Chittacks be the same a little more or less being the northern portion of the "said Property" being Municipal Premises No.226/1, Netaji Subhas Chandra Bose Road (also known as 60, Ashoke Avenue), Kolkata - 700040, more fully described in Schedule 'B' thereunder written as also shown and delineated in Red Borders in the map or plan annexed thereto.

J. In the premises aforesaid, the said Krishnarenu Das, Smt. Krishna Dutta, Smt. Shila Das and Madhuchanda Das, the Vendors herein

Subscribers

Krishna Dutta

Rajib Chandra

Shila Das

Madhuchanda Das



ADDITIONAL MEMBER
OF ASSURANCE, KOLKATA
29 SEP 2014

continued to be the absolute Owners in respect of the remaining portion of the "said Property" measuring 7(seven) Cottahs and 14(fourteen) Sq.ft. (on actual measurement 8 Cottahs 5 Chittacks and 25 Sq.ft.) Together With two storied brick building dwelling house and other structures whatsoever lying erected and/or built thereon being the portion of Municipal Premises No.226/1, Netaji Subhas Chandra Bose Road, (also known as 60, Asoke Avenue), which has since been renumbered as Municipal Premises No.226/1, Netaji Subhas Chandra Bose Road, Kolkata - 700040 more fully described in the Schedule hereunder written (hereinafter referred to as the "said Premises").

K. The Vendors abovenamed represented and assured the Purchaser as follows:

- (a) That the Vendors are jointly the absolute owner in respect of the "said premises" more fully described in the Schedule hereunder written;
- (b) That the "said premises" is free from all encumbrances, mortgages charges liens lispens, claims, demands, liabilities, acquisition, requisitions, alignments, attachment, leases, tenancies and trusts whatsoever;
- (c) That the Vendors herein and/or their predecessors in title have not deposited the Title deeds and documents in respect of the "said premises" with any person or party with an intention to create equitable mortgage or as security for performance of any act or payment of any money or otherwise;
- (d) That the Vendors have not entered in to any Agreement for sale or otherwise disposal of the "said premises" nor any such Agreement and/or arrangement is subsisting;
- (e) That there is no restrain order by any Court of law nor there is any other impediment of any nature for the Vendors to sell, transfer and convey the "said premises";

fulkeleib

K. W. Das

Madhuchanda Das

Ranjit Chandra Das
Shiba Das



29 SEP 2014

- (f) That in the event the Purchaser agree to purchase and/or acquire the "said premises", the vendors would make over vacant and peaceful possession of the "said premises" unto and in favour of the purchaser herein, simultaneously on the completion of the purchase:
- L. The Purchaser herein relying on the abovementioned various representations and assurances made by the Vendors as also believing the same to be true and correct approached the Vendors for sale of the said premises in favour of the purchase herein at or for the agreed consideration and on the agreed terms.
- M. The Purchaser satisfied as to the Vendors title over and in respect of the said premises hereby conveyed and that the said premises is free from all encumbrances liens and liabilities of whatsoever nature.
- N. The Vendors herein have agreed to sell and the Purchaser abovenamed has agreed to purchase the "said Premises" more fully described in the Schedule hereunder written, free form all encumbrances whatsoever, at or for the agreed consideration.

NOW THIS INDENTURE WITNESSETH that in the premises aforesaid and in pursuance of the said agreement and in consideration of the sum of Rs.2,50,00,000.00 (Rupees Two Crores and Fifty Lacs) Only duly paid to the Vendors by the Purchaser on or before the execution of these presents (the receipt whereof the Vendors abovenamed do and each of them doth hereby as also by the Memorandum hereunder written admit and acknowledge and of and from the payment of the same and every part thereof acquit, release and discharge the purchaser as also the premises hereby intended to be sold, transferred and conveyed) the

[Signature]

Krishna Datta

Madhuchanda Das

et alia

Ranjit Chatterji

ADDITIONAL REGISTRAR
OF ASSURANCE T. & KATA
29 SEP 2014

Vendors abovenamed do and each of them doth hereby sell, transfer, convey, grant, assign and assure unto and in favour of the Purchaser abovenamed **ALL THAT** the piece or parcel of plot of land containing by measurement an area of 7 (seven) Cottahs and 14(fourteen) Chittacks (on actual measurement 8 Cottahs 5 Chittacks and 25 Sq.ft.) be the same a little more or less **Together With** two storied old dilapidated dwelling house and other structures lying erected and/or built thereon situate lying at and comprised in Mouza - Khanpur, J.L. No.46, Touzi No.151, C.S. Dag No.26 and 27 (being the Southern Part of Plot No.60 of the building Estate Scheme known as Asoke Park (formerly portion of Premises No.100, Bansdroni Road) being Municipal premises No.226/1, Netaji Subhas Chandra Bose Road (formerly 60, Asoke Avenue), P.S. - Jadavpur, Ward No.98, Kolkata - 700040, District - 24-Parganas (South) shown and delineated in "RED" borders in the plan annexed hereto and also more fully described in the Schedule hereunder written (**hereinafter referred to as the "said premises"**), free from all encumbrances, mortgages, charges, liens, dispendens, claims, demands, liabilities, acquisitions, requisitions, alignments, attachment, leases, tenancies and trusts whatsoever;

OR HOWSOEVER OTHERWISE the "said premises" or any part thereof now are or is or heretofore were or was situated tenanted butted bounded called known numbered described and distinguished;

TOGETHER WITH all structures, ways, walls, compounds, areas, paths, passages, sewers, drains, water, water-courses and all manner of connections and all other rights of land comprised therein **A N D** all liberties, privileges, easements and appurtenances whatsoever thereunto belonging or held or occupied therewith or reputed to belong or appurtenant thereto **AND** the rents issues and profits of the "said premises" **AND ALL** the estate, right, title, interest, property, claim and

Shukla

Krishna

Ram Chandra

Shila Das

Maduchanda Das

23

ADDITIONAL REGISTRAR
OF ASSURANCES - KOLKATA
29 SEP 2014

demand whatsoever both at Law and in equity of the Vendors into upon and in any manner concerning the "said premises" and every part thereof AND ALSO all deeds, pattahs, muniments, writings and evidences of title and other documents relating to or concerning the "said premises" or any part thereof, which now are or hereafter shall or may be in the custody, power or possession of the Vendors or any of them or any other person or persons from whom the Vendors can or may procure the same, without any action or suit at law or in equity;

TO HAVE AND TO HOLD the "said premises", more fully described in the Schedule hereunder written, as also shown and delineated in RED borders in the map or plan annexed hereto, hereby sold, granted, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the use and benefit of the Purchaser absolutely and for ever without any manner of conditions, use, trust and other things whatsoever to alter defeat encumber or make void the same A N D free from all encumbrances, mortgages, charges, liens, lispendens, claims, demands, liabilities, requisitions, acquisitions, alignments, attachment, Leases, tenancies and trusts whatsoever;

AND THE VENDORS abovenamed do and each of them doth hereby covenant with the Purchaser as follows: -

THAT notwithstanding any act deed matter or thing whatsoever by the Vendors or any predecessor in title of the Vendors made, committed or knowingly suffered to the contrary, the Vendors are lawfully, rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled as the absolute owner in respect of the "said premises" hereby granted sold, conveyed and transferred or intended so to be in perfect and indefeasible estate of inheritance, without any manner of condition use trust or thing whatsoever to alter defeat encumber or make void the same and free from all encumbrances whatsoever;

[Signature]

[Signature]

Madhuchandra Das

Ranoh Chaudhary

Shilpa Das



29 SEP 2014

AND THAT notwithstanding any act deed matter or thing whatsoever as aforesaid, the Vendors now have good right, full power and absolute authority and indefeasible title to grant, sell, convey and transfer the "said premises" herein granted, sold, conveyed and transferred or expressed or intended so to be unto and to the use of the Purchaser in the manner aforesaid and according to the true intent and meaning of these presents;

AND THAT the Purchaser shall and may from time to time and at all times hereafter peaceably and quietly hold possess and enjoy the "said premises" hereby granted sold, conveyed and transferred A N D receive the rents, issues and profits of the "said premises", without any lawful eviction interruption hindrance claims or demands whatsoever from or by the Vendors or any other person or persons having or lawfully or equitably claiming from under or in trust for the Vendors;

AND ALSO THAT free and clear and freely and clearly and absolutely acquitted exonerated released and discharged by and at the costs and expenses of the Vendors and also well and sufficiently saved, defended, kept harmless and indemnified of and from and against all manner of encumbrances whatsoever made suffered created done executed or occasioned by the Vendors or any other person or persons whatsoever lawfully or equitably or rightfully claiming any estate or interest or right as aforesaid;

AND THAT the "said premises" is not affected by any attachment including attachment under any certificate case or any proceeding started at the instance of the Income Tax authorities or the Estate Duty Authorities or other Government authorities under the Public Demands Recovery Act or any other acts or otherwise whatsoever;

Subscribed

Krishna Das

Ranjit Choudhary

Shila Das

Madhuchhanda Das



ADDITIONAL ADMINISTRATOR
OF ASSOCIATION OF KENYA
29 SEP 2014

AND ALSO THAT the "said premises" is not affected by any notice or scheme of the Kolkata Improvement Trust or the Kolkata Municipal Corporation or the Kolkata Metropolitan Development authority or other Government authorities or any other public body or authority for alignment;

AND FURTHER THAT no declaration has been made or published nor any notice issued for requisition or acquisition of the "said premises" or any part thereof under the Land Acquisition Act or any other acts or laws for the time being in force;

AND ALSO THAT there is no impediment under the provision of the Urban Land (Ceiling & Regulation) Act, 1976 for the Vendors to grant, transfer, convey, sell, assign and assure the "said premises" in favour of the Purchaser in the manner aforesaid;

AND THAT the Vendors and all other persons having or lawfully or equitably or rightfully claiming any estate rights title interest trust property claim and demand whatsoever in the "said premises" hereby sold, conveyed, granted and transferred or any part thereof from under or in trust for the Vendors shall and will from time to time and at all times hereafter at the requests and costs of the Purchaser make, do execute and perfect or cause to be done, executed and perfected all such acts, deeds, matters and things whatsoever for further better and more perfectly assuring conveying and confirming the "said premises" and every part thereof unto and to the use and benefit of the Purchaser, in the manner aforesaid, as shall or may be reasonably required;

AND it has been agreed by and between the Vendors and the Purchaser as follows:

- a. That the Vendors herein shall bear and pay the Municipal Corporation taxes and all other rates, taxes and outgoings

of which

Krishna Das

Ranajit Choudhury

Bhila Das

Madhuchandra Das



ADDITIONAL REGISTRAR
OF ASSURANCE, KOLKATA
29 SEP 2014

whatsoever for and on account and in respect of the "said Premises" for the period upto the date of execution of this Deed;

- b. That the Purchaser abovenamed shall be entitled to apply for and have its name mutated as the owner in respect of the "said premises" in the records of the Kolkata Municipal Corporation and other Government authorities and/or departments, without any objection by or on behalf of the Vendors herein;
- c. That the purchaser herein shall exclusive be entitled to use and enjoy the existing electricity connection at the "said Premises", subject to the Purchaser paying the charges on account of the electricity as may be consumed at the said Premises. The Purchaser shall be at liberty to get the said electricity connection transferred in its names.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT the piece or parcel of plot of land containing by measurement an area of 7 (Seven) Cottahs and 14(fourteen) Chittacks (on actual measurement 8 Cottahs 5 Chittacks and 25 Sq.ft.) be the same a little more or less Together With two storied old dilapidated residential dwelling house comprising of residential apace on the Ground Floor measuring 2450 Sq.ft. and on the First Floor measuring 2450 Sq.ft. lying erected and/or built thereon situate lying at and comprised in Mouza Khanpur, Touzi No.151, J.L. No.46, C.S. Dag No.26 and 27 (being the Southern Part of Plot of No.60 building Estate Scheme known as Asoke Park formerly portion of Premises No.100, Bansdroni Road) being Municipal premises No.226/1, Netaji Subhas Chandra Bose Road (formerly 60, Asoke Avenue), Police Station - Jadavpur, Ward No. 98, Kolkata - 700040, District - 24-Parganas (South) shown and delineated in "RED" borders in the plan annexed hereto and the same butted and bounded in the manner following :-

[Handwritten signature]

[Handwritten signature]

[Handwritten signature]

[Handwritten signature]

[Handwritten signature]

ADDITIONAL REGISTRAR
OF ASSHURDUT - KOLKATA
29 SEP 2014

On the North :: Property of M/s. B.M.C. Con.;

On the South :: 20 ft. wide road;

On the East :: Ashoke Avenue;

On the West :: Premises No.230A, N.S.C Bose Road.

IN WITNESS WHEREOF the parties abovenamed have put their respective hands and signatures the day, month and year fist above written

SIGNED SEALED AND DELIVERED by the Vendors abovenamed at Kolkata in the presence of:

[Signature]
(KRISHNARAJU DAS)

Hitendra Kumar Dasgupta
167 N.S. Road, 12nd Floor,
Kolkata - 700007

[Signature]

KRISHNA DATTA

Shila Das
SHILA DAS.

[Signature]
26/11, N.S.C. Bose Rd.
Kolkata - 700067

Madhuchhanda Das
MADHUCHHANDA DAS

[Signature]
Advocate

SIGNED SEALED AND DELIVERED by the Purchaser abovenamed at Kolkata in the presence of:

For Exxon Properties Private Limited

[Signature]
Director

Hitendra Kumar Dasgupta

(RAMESH CHAND SINGH)

[Signature]

[Signature]
Prepared & Drafted by
B.K. Jain & Co.
Advocates
6A, K.S. Roy Road
Kolkata - 700001



ADDITIONAL REGISTRAR
OF ASSURANCE, KOLKATA
29 SEP 2014

RECEIVED of and from the within-named Purchaser the within-mentioned amount of Consideration Money in full as per Memo of Consideration hereunder written.....

Rs.2,50,00,000.00

(Rupees Two Crores Fifty Lacs) Only

MEMO OF CONSIDERATION

1. By Cheque No.583466 dated 17.04.2014 drawn on Canara Bank, Kolkata in favour of Krishna Renu Das for Rs. 21,00,000.00
2. By Cheque No.587405 dated 26.09.2014 drawn on Canara Bank, Kolkata in favour of Krishna Renu Das for Rs. 61,50,000.00
3. Tax deducted at source on account of Krishna Renu Das for Rs. 83,333.00
4. By R.T.G.S. being U.T.R. No. CNRBR 52014092 600732860 dated 26.09.2014 through Canara Bank in favour of Shila Das for Rs. 41,66,667.00
5. By R.T.G.S. being U.T.R. No. CNRBR 52014092 600732930 dated 26.09.2014 through Canara Bank in favour of Madhuchhanda Das for Rs. 41,66,667.00
6. By R.T.G.S. being U.T.R. No. CNRBR 52014092700742860 dated 27.09.2014 through Canara Bank in favour of Krishna Datta for Rs. 82,50,000.00
7. By Tax deducted at source on account of Krishna Datta for Rs. 83,333.00

Total: Rs.2,50,00,000.00

(Rupees Two Crores Fifty Lacs) Only;

Witnesses:-

Hitendra Kumar Dasgupta

(Signature)















(Signature)
 Krishna Datta
 Shila Das
 Madhuchhanda Das



















ADDITIONAL
OF ASSES
29 SEP 2014

SPECIMEN FORM FOR TEN FINGERPRINTERS

Sl. No.	Signature of the executants/and/ or purchaser Presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
	<i>Ranjit Choudhary</i>					
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						
		Thumb	Fore	Middle (Left Hand)	Ring	Little
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little












Sl. No.	Signature of the executants/and/ or purchaser Presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
2 	<i>J. W. Choudhary</i>					
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						
		Thumb	Fore	Middle (Left Hand)	Ring	Little
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little












Sl. No.	Signature of the executants/and/ or purchaser Presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
	<i>Kusum D. Choudhary</i>					
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						
		Thumb	Fore	Middle (Left Hand)	Ring	Little
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little



ADDITIONAL REGISTRAR
OF ASSURANCES, KOLKATA
29 SEP 2014

SPECIMEN FORM FOR TEN FINGERPRINTERS

Sl. No.	Signature of the executants/and/ or purchaser/ Presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
	<i>Shila Das</i>					
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						

Sl. No.	Signature of the executants/and/ or purchaser/ Presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
	<i>Madhuchandra Das</i>					
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						

Sl. No.	Signature of the executants/and/ or purchaser/ Presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
3						
		Thumb	Fore	Middle (Right Hand)	Ring	Little

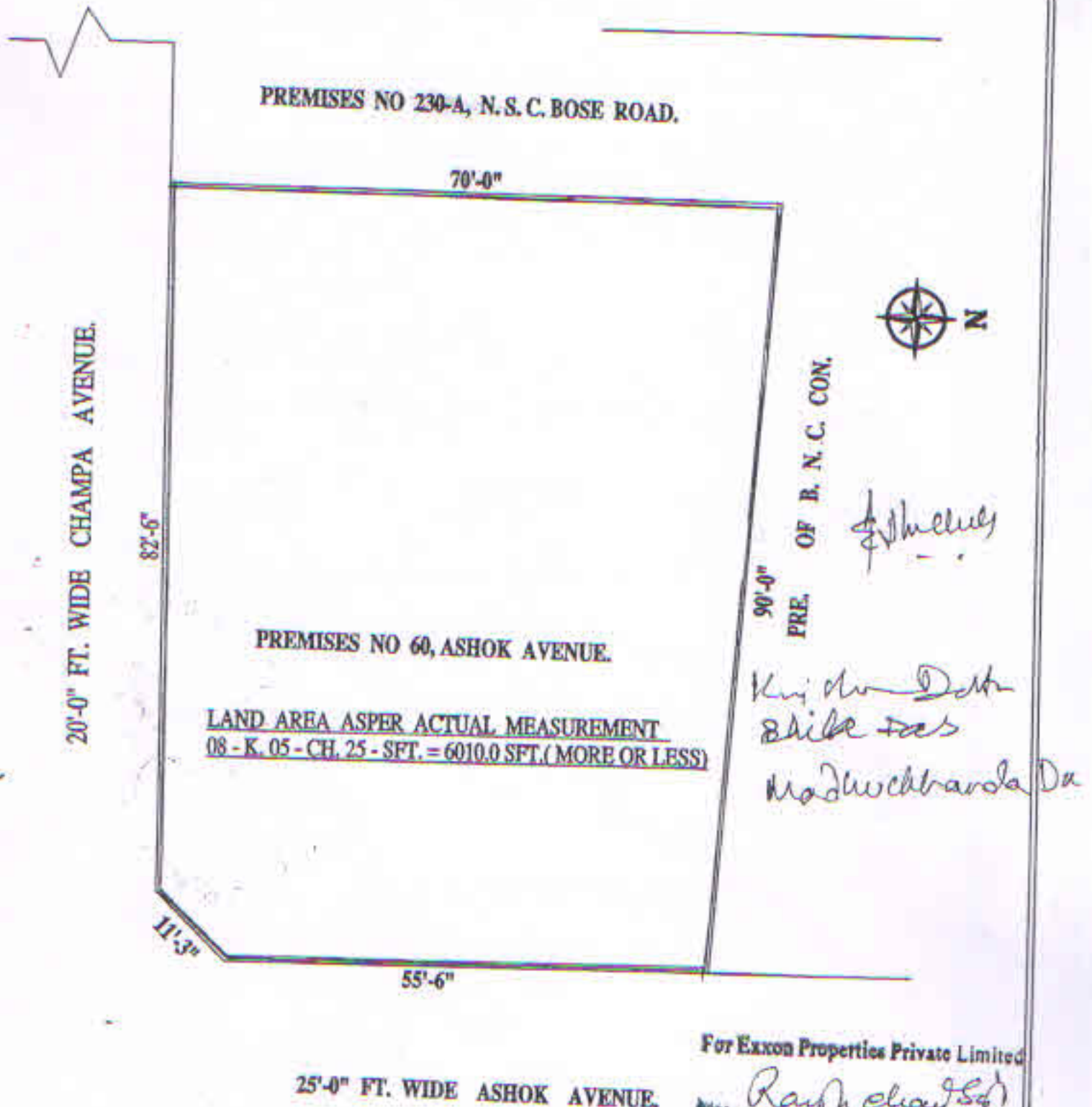


ADDITIONAL MEMBER
OF ASSURANCE, KOLKATA
29 SEP 2014

**SITE PLAN OF PREMISES NO 60, ASHOK AVENUE.
KOLKATA 700040. P.S. PATULI. K. M. C. WARD NO 98.
BOROUGH X. SCALE :-16'-0"= 1"**

AREA SHOWN IN RED BORDER

LAND AREA AS PER ACTUAL MEASUREMENT 08 - K. 05 - CH. 25 - SFT. = 6010.0 SFT. (MORE OR LESS)



For Exxon Properties Private Limited

Rajendra Das
Director



Government Of West Bengal
Office Of the A.R.A. - I KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 09216 of 2014
(Serial No. 08787 of 2014 and Query No. 1901L000021887 of 2014)

On 29/09/2014

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

Presented for registration at 14.40 hrs on :29/09/2014, at the Private residence by Ramesh Chand Singh ,Claimant.

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

Execution is admitted on 29/09/2014 by

1. Krishna Renu Das, son of Lt. Dr. Sambidananda Das , 60, Ashoke Avenue, Netaji Nagar, Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700040. By Caste Hindu, By Profession : Others
2. Krishna Datta, wife of Ashok Datta , 60, Ashoke Avenue, Netaji Nagar, Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700040, By Caste Hindu, By Profession : House wife
3. Shila Das, wife of Lt. Sadananda Das , 60, Ashoke Avenue, Netaji Nagar, Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700040, By Caste Hindu, By Profession : House wife
4. Madhuchhanda Das, daughter of Lt. Sadasanda Das , 60, Ashoke Avenue, Netaji Nagar, Kolkata, Thana:-Jadavpur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700040, By Caste Hindu, By Profession : Others
5. Ramesh Chand Singh
Director, M/ S. Exxon Properties Pvt. Ltd., 167, N. S. Road, Kolkata, Thana:-Burrobaraz, District:-Kolkata, WEST BENGAL, India, Pin :-700007.
, By Profession : Others
Identified By Hitendra Kumar Dubey, son of Suresh Kumar Dubey, 167, N. S. Road, Kolkata, Thana:-Burrobaraz, District:-Kolkata, WEST BENGAL, India, Pin :-700007. By Caste Hindu, By Profession: Others.

(Dinabandhu Roy)
ADDL REGISTRAR OF ASSURANCE-I OF KOLKATA



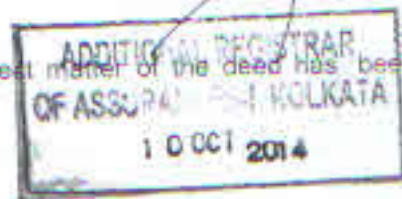
On 30/09/2014

**Registration Fees paid Online using Government Receipt Portal System (GRIPS),
Finance Department, Govt. of WB**

Registration Fees Rs. 2,80,312/- paid online on 23/09/2014 5:02PM with Govt. Ref. No. 192014150007769161 on 23/09/2014 4:55PM, Bank: HDFC Bank, Bank Ref No. 120958706 on 23/09/2014 5:02PM, Head of Account: 0030-03-104-001-16, Query No:1901L000021887/2014

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.-2,54,75,000/-



(Dinabandhu Roy)
ADDL REGISTRAR OF ASSURANCE-I OF KOLKATA



Government Of West Bengal
Office Of the A.R.A. - I KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 09216 of 2014
(Serial No. 08787 of 2014 and Query No. 1901L000021887 of 2014)

Certified that the required stamp duty of this document is Rs. - 1783270 /- and the Stamp duty paid as:
Impresive Rs. - 100/-

Stamp Duty paid Online using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB

Stamp duty Rs. 17,83,170/- paid online on 23/09/2014 5:02PM with Govt. Ref. No. 192014150007769161 on 23/09/2014 4:55PM, Bank: HDFC Bank, Bank Ref. No. 120958706 on 23/09/2014 5:02PM, Head of Account: 0030-02-103-003-02, Query No:1901L000021887/2014

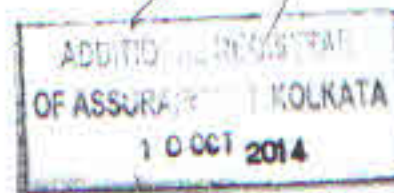
(Dinabandhu Roy)
ADDL REGISTRAR OF ASSURANCE-I OF KOLKATA

On 10/10/2014

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, 5 of Indian Stamp Act 1899.

(Dinabandhu Roy)
ADDL REGISTRAR OF ASSURANCE-I OF KOLKATA



(Dinabandhu Roy)
ADDL REGISTRAR OF ASSURANCE-I OF KOLKATA

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

Scan

GRN: 19-201415-000778916-1

Payment Mode: Online Payment

GRN Date: 23/09/2014 16:55:23

Bank: HDFC Bank

BRN: 120958706

BRN Date: 23/09/2014 17:02:40

DEPOSITOR'S DETAILS

Id No. : 1901L000021887/1/2014

(Query No./Query Year)

Name : SANTOSH KUMAR SINGH
Contact No. : 22581655 Mobile No. : +91 9903612821
E-mail : VICKY48811@GMAIL.COM
Address : 157, N.S.ROAD, 2ND FLOOR, RAJAKATRA, KOLKATA-700007
Applicant Name : Binay Kumar Jain
Office Name : A.R.A. - I KOLKATA, Kolkata
Office Address :
Status of Depositor : Others
Purpose of payment / Remarks : Requisition Form Filled in Registration Office

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1.	1901L000021887/1/2014	Property Registration- Stamp duty	0030-02-103-003-02	1783170
2.	1901L000021887/1/2014	Property Registration- Registration Fees	0030-03-104-001-18	280312

Total

2063482

In Words : Rupees Twenty Lakh Sixty Three Thousand Four Hundred Eighty Two only

6/2



RECEIVED

21 SEP 2014

DATED THIS 29th DAY OF SEPTEMBER 2014

BETWEEN

SRI KRISHNA RENU DAS

SMT. KRISHNA DUTTA

SMT. SHILA DAS

SMT. MADHUCHANDA DAS

... VENDORS

AND

MESSRS EXXON PROPERTIES PVT. LTD.

... PURCHASER

INDENTURE OF CONVEYANCE