

4 ✓

2540 ✓

150 Rs.



Stamp duty under Section 123 of the Indian Stamp Act 1899 and section 11 of the Calcutta Improvement Act (11) Section I. A. No. 23

Stamp duty paid under the Indian Stamp Act. 105.00
 Additional duty paid under the Calcutta Improvement Act. 140.00
 Paid a stamp. 245.00

Fees paid on an application
 n/s 31 on 27.7.59

J(1) 20/-
 J(2) 7.25/-
Rs 27.25

Fees paid as under

A 30/-
 M 20/-
 N 2/-
Rs 53/-

Q. Aminul Haque
 JUDG. SUB-REGISTRAR OF
 ALIPUR AT BETHALA 27.7.59

THIS INDENTURE made this 27th day of July one

thousand nine hundred and fifty nine Between NAWABZADI KAMRUNNESSA FAHTEMA KHATUN wife of Khan Bahadur Golan Kibria of 6, Rowdon street in the town of Calcutta by faith Muhammadan by occupation landholder hereinafter for the sake of brevity referred to as the "Vendor" (which expression unless excluded by or repugnant to the context

20/-
 3/-
 3/-

No. 2054
 Sold to Mr. Raja Khattun and six others
 6 Rowdon Street
 of Calcutta
 For Rs. 150/-
 Date 27.5.59 H P
 24-Parganas Treas.



No. 2054 — 150/-
 2055 — 50/-
 2056 — 45/-
 245/-

Hannan Nersa Fathema Khattun

Presented for Registration at 5 A.M./P.M.
 on the 27th day of July, 1959 at the
 office of the Joint Sub-Registrar of Alipur
 at Behala by Nawabzadi Hannan Nersa Fathema Khattun
 Executant / claimant / attorney for at her private residence
 at 6 Rowdon Street, Calcutta.

P. G. Ghosh
 JOINT SUB-REGISTRAR OF
 ALIPUR AT BEHALA
 27.7.59.

Execution is admitted

Nawabzadi Hannan Nersa
 Fathema Khattun
 Son of / Wife of Khem Bahadur Ghosh
 of 6 Rowdon Street
 Thana District Calcutta
 By caste By profession
Hannan

Hannan Nersa Fathema Khattun

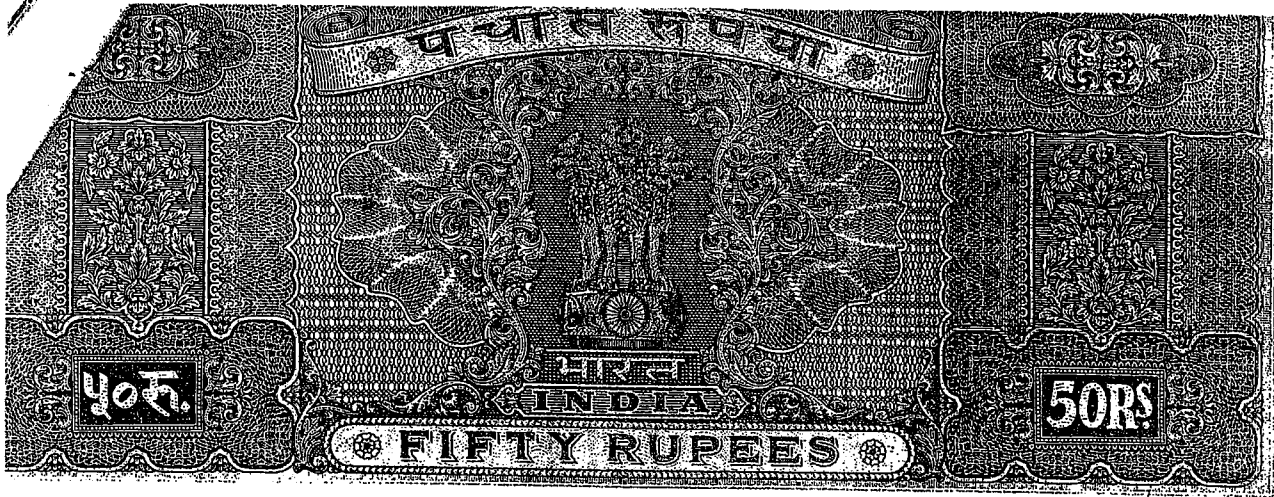
T.9 dispensed with
P. G. Ghosh
 27-7-59

Goram Khatun

Who is identified by
 husband Khem Bahadur
 Ghosh
 Son of / Wife of Khem Bahadur Ghosh
 of Thana District
 By caste By profession
choudhary

P. G. Ghosh
 JOINT SUB-REGISTRAR OF
 ALIPUR AT BEHALA

The 27th day of July 1959

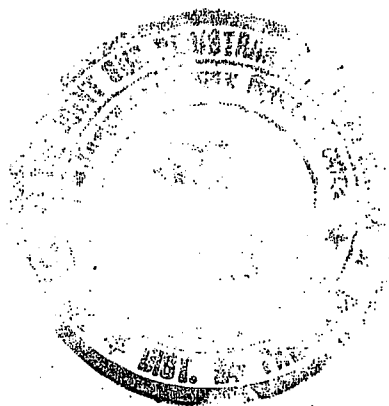


2.

and meaning shall be deemed to include her heirs, executors, administrators, representatives and assigns) of the One Part And NAWABZADI RAZIA KHATOON wife of G. Karim, NAWABZADI LIBUNNESSA wife of G. Kabir, NAWABZADI SHAUKAT BANU wife of G. Halim, NOORJAHAN BEGUM wife of G. Moyeen, AYESHA NAYEEM wife of G. Nayeem, MAMOONA And FARZANA MONEM, wife of G. Monem WOMEN wife of G. Momen/ All of 6, Rawdon street in the town of Calcutta all by faith Muhammedan all by occupation landholder hereinafter for the sake of brevity referred to as the - "PURCHASERS" (which expression unless excluded by or repugnant to the context and meaning shall be deemed to include their heirs,

*Hannan
Nessa Fathema Khatoon*

No 2053
Sold to Raja Khulna and six others
6 Ronda Street
of Calcutta
For Rs 50/-
27.5.59
24. Parganas Treasury, Alipur.



No
DEPT REGISTRAR OF
ALPUR AT BHALA
27.7.59



3.

executors, administrators, representatives and assigns) of the
Other Part W H E R E A S the said Vendor is absolutely seized
and possessed of or otherwise well and sufficiently entitled to
the messuage tenement land hereditament and premises in its
reversionary interest more particularly mentioned and described
in the Schedule hereto and intended to be hereby conveyed free
from all encumbrances And WHEREAS the said Vendor has since -
verbally agreed with the said Purchasers for the sale of the
maliki\right and interest subject to the terms and conditions of
the lease dated the 16th December, 1957 for 99 (ninety-nine) years
of the said land, hereditaments and premises TOGETHER WITH partly

No. 2056
Sold to Mr Rajia Chaitin and six others
6. Roudan Street
..... of Calcutta
For Rs 1000/-
Date 27.5.59
24-Parganas Treasury, Alipur.



The
JOINT SUB-REGISTRAR OF
ALIPUR AT BEHALA
27.7.59

K. N. J. Khaitan

two-storied and partly three-storied building, out-houses, of premises no 6, Rawdon Street in the town of Calcutta garages, compound walls etc. free from encumbrances at and for the price or sum of Rs.5500/- (Rupees five thousand and five hundred) and also verbally agreed with the Purchasers for the sale of 2 cottahs of land having raiyati Mokarari right appertaining to Dag No. 963 Mauzah Chandpur, P. S. Tollygunge in the district of 24-Parganahs being part of premises No.47/1, Haripada Dutta lane within the Tollygunge area of the Corporation of Calcutta free from encumbrances at and for the price of Rs.1500/- (Rupees one thousand and five hundred) only. NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreements and in consideration of the sum of Rs.7000/- (Rupees seven thousand) paid by the said Purchasers to the said Vendor of the lawful money of Union of India in hand well and truly paid by the said Purchasers to the said Vendor at or before the execution of these presents (the receipt whereof the said Vendor doth hereby admit and acknowledge and of and from the same and every part thereof do hereby acquit release and for ever discharge the said Purchasers) the said Vendor doth hereby grant, convey,



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transfer and assign unto the said purchasers subject to the terms and conditions of the registered lease dated 16.12.1957 by the Vendor in favour of G. Karim and 6 others ALL THAT partly two and partly three-storied building with houses, garages etc. TOGETHER WITH One Bigha six cottahs thirteen chittacks and seven square feet of revenue redeemed land more or less being premises No. 6, Rawdon street in the town of Calcutta and also two cottahs of raiyati Mekarari land appertaining to Dag No. 963 Mauzah Chandpur, Police Station Tollygunge in the District of 24-Parganahs being part of premises No. 47/1, Haripada Dutta lane within the Tollygunge area of the Calcutta Corporation more fully described in the schedule 'A' hereto OR HOWSOEVER OTHERWISE the said messuages, tenements lands, hereditaments and premises or any part thereof now are or is or heretofore were or was situated bounded called known described or distinguished TOGETHER WITH all and singular the out-house, edifices, buildings, walls yards, compounds, walls, yards, compound ways, paths, passages, sewers, drains, water and water courses and all manner of ancient or other rights, liberties, privileges,



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easements, advantages and appurtenances whatsoever to the said hereditaments and premises belonging to or in anywise appertaining thereto or usually held or enjoy therewith or reputed to belong or be appurtenant thereto AND ALL the Estate, right, title, interest property, claim and demand, whatsoever both at law and in equity of them the said Vendor of into upon or in respect of the messuages, lands, hereditaments and premises and every part thereof And also all Deeds, Pattahs and evidence of titles writings and muniments whatsoever relating to or concerning the said two properties or any part thereof and which now are or hereafter shall or may be in the custody power or possession of the said Vendor or any person or persons from whom she can or may procure the said without any action or suit and also Together with the full benefits of covenants for productions as contained in any of the prior deed or deeds and/or evidence of title relating to the lands, hereditaments and premises and all other premises hereby conveyed and transferred or expressed or intended so to be TOGETHER WITH appurtenances unto and to the use of the said Purchasers absolutely and for ever subject to the terms



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and conditions of the lease dated 16. 12.1957 for ninety-nine years as mentioned before in respect of the property mentioned in Item No. 1 of the Schedule 'A' referred to above And the Vendor doth hereby covenant with the said Purchasers that NOTWITHSTANDING any act deed matter or thing by the said Vendor done or executed or knowingly suffered to the contrary the said Vendor is lawfully, rightfully and absolutely seized and possessed of or otherwise entitled to the said land, hereditaments and premises hereby granted and conveyed or expressed and intended so to be and every part thereof for a perfect and indefeasible estate of inheritance without any manner of condition use trust or other thing whatsoever to alter defeat encumber or make void and that NOTWITHSTANDING any such act, deed or thing whatsoever as aforesaid the said Vendor hath good right, absolute power and authority to convey and grant the said hereditaments and premises hereby granted or expressed or intended so to be unto and to the use of the said Purchasers in manner aforesaid and the said Purchasers shall and may at all times hereafter peaceably and quietly possess and enjoy the said hereditaments and



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premises and receive the rents from the lessees, issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the said Vendor or any person or persons lawfully or equitably claiming from under or in trust for her or from under any of her predecessors-in-title and that free from all encumbrances whatsoever made or suffered by the Vendor or any of her predecessors in title or any person or persons lawfully or equitably claiming as aforesaid and further that the said Vendor and all persons having lawfully and equitably claiming any estate or interest in the said hereditaments and premises or any part thereof from under or in trust for them the Vendor or from or under any of her predecessors-in-title shall and will from time to time and at all times hereafter at the request and costs of the said Purchaser do and execute or cause to be done and executed all such acts deeds and things whatsoever for further and more perfectly assuring the said land house hereditaments and premises and every part thereof unto and to the use of the said purchaser in manner aforesaid as shall or may be reasonably required And the said Vendor doth further covenants with the purchasers that she the Vendor



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shall and will unless prevented by fire or some inevitable accident from time to time and at all times hereafter upon every reasonable request and at the cost of the said Purchasers produce or cause to be produced unto her or them or her or their attorneys or agents or at any trial, hearing - commission or examination or otherwise as occasion shall require all or any of the deeds and writings comprised in the Schedule 'B' hereto for the manifesting and defending and proving the title of the said Purchasers to and in hereditament and premises hereby granted or expressed so to be or any part thereof. And also at the like request and cost - deliver or cause to be delivered unto the purchasers such attested or other copies or abstracts of or extract from the said deeds and writings or any of them as she or they may require. And shall and will in the meantime unless prevented as aforesaid keep the same, deeds and writings safe unobliterated and uncanceled and the Vendor hereby has parted with the documents mentioned in Schedule 'B' written hereunder to the purchasers.

IN WITNESS WHEREOF the Vendor doth hereby set and



[Signature]
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subscribed her hand and seal the day month and year first above written.

SIGNED SEALED AND DELIVERED
at Calcutta
in the presence of :



Kamran Nera Fakhama
VENDOR. *Khatun*

Witnesses :

Goran Datta
6 Rowland Street Cal-16

Janendra Nath Ghosh
Plasid Judge's Court Alipore.

SCHEDULE 'A' REFERRED TO ABOVE.

1. ALL THAT partly two and partly three-storied brick-built message tenement or dwelling house out-houses, garages, gates, stair-cases, electric fittings and electric pump with all fittings fixtures, baths, reservoirs, kitchens, latrines and compound walls TOGETHER WITH the piece or parcel of revenue redeemed land - thereto belonging and on part whereof the same is erected and built containing by measurement an area of one Bigha, six cottahs thirteen chittacks and seven square feet be the same a little more



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or less situate lying at and premises No. 6, Rawdon street in the town of Calcutta and within the jurisdiction of the Corporation of Calcutta comprised in Holding Nos. 43 and 44 Block Nos. V and VI South Division in the town of Calcutta butted and bounded in the manner following that is to say on the north by premises No.5, Rawdon street on the east by Rawdon street on the south and west by premises No. 7, Rawdon street.

2. ALL THAT piece and parcel of (2) two cottahs of Raiyat Hekarari doba land appertaining to the southern part of Dag No. 963 J.L.No. 41 Mauzah Chandpur R.S.No. 40 Tauzi No. 56 Khatian No.41 of the last C.S. District Settlement Final Record of Rights relating to the annual rental of Rs.2/7/- under Jugal Charan Mandal and others of Bowali and being southern part of premises No. 47/1, Haripada Dutta lane of the Tollygunge area of the Corporation of Calcutta, Pargana Khaspur Sub-Registration office Alipore in the District of 24-Parganas butted and bounded in the manner following that is to say on the north by the land of Sm. Kshana Preva Ghosh, on the south by Dag Nos. 993 and 996 of Mauzah Chandpur belonging to Ballygunge Bank, on the east by Dag Nos. 993 and 966 Mauzah Chandpur belonging to Ballygunge -



[Signature]
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K. N. E. H. Chatterjee

Bank and on the west by Christian Burial ground over which there is ~~Ballygunge~~ Corporation alignment for road according to the agreement with Ballygunge Bank.

SCHEDULE 'B' REFERRED TO ABOVE.

1. One original conveyance dated the 3rd day of July, 1942 from Gurupada Halder and Sm. Sukumari Debi to Sm. Latika Mittra (Registered in Book No. I, Volume No. 63, Pages 10 to 20) Being No. 1486 for the year 1942 Registrar of Assurance, Calcutta.
2. One Original Conveyance dated the 12th day of May, 1947 from Sm. Latika Mitter and Satish Chandra Mitter to Nawabzadi Kamrunnessa.
3. One Original Bengali Conveyance dated 16. 7. 1959 from Sm. Kshana Preva Ghosh to Nawabzadi Kamrunnessa Fahtema Khatoon.

Memo of consideration.



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13.

MEMO OF CONSIDERATION.

Received from the within named purchasers the sum of Rupees seven thousand (Rs.7000/-) being the full amount of the consideration payable pursuant to these presents as per Memo below :

M E M O .

70 pieces of Reserve Bank of India Notes
of Rs.100/- each

...Rs.7000/-

Rs.7000/-

(Rupees seven thousand) only.

Kamran Nissa Fahlma Khatun

*Only for
Plender*

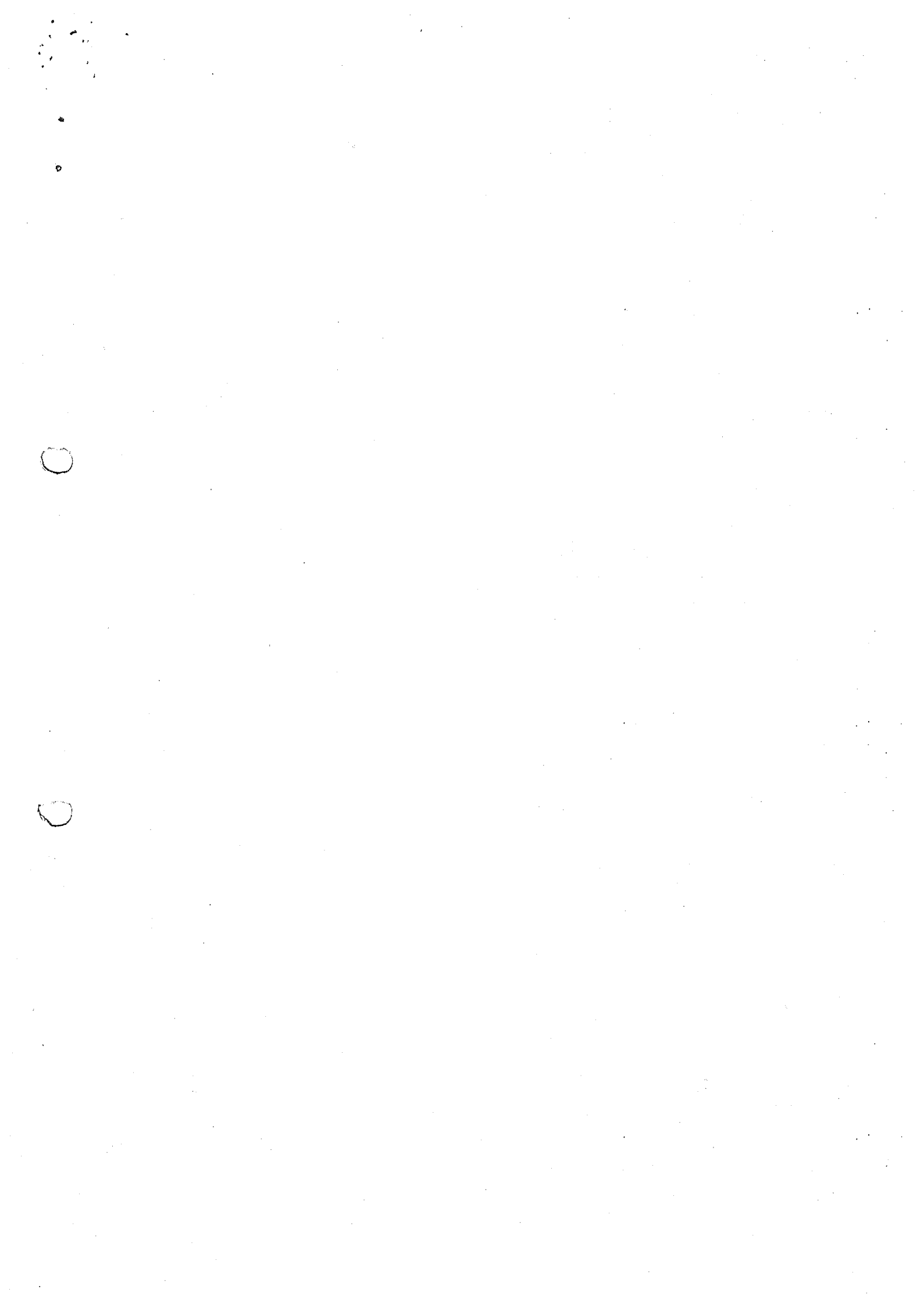
Free

Bimul Ghose,
Typist, Alipore.



He
JOINT SUB-REGISTRAR OF
ALIPUR AT BEHALA

27-7-59



N. 215 (59-60)

14.12.59

BETWEEN

NAWABZADI KAMRUNNESSA
FAHIMA KHATUN..... VENDOR FIRST PART.

AND

RAZIA KHATOON & 6 ORS..PURCHASERS
OTHER PART.



CONVEYANCE.

*Copy Verified
in presence of
H. J. Assessor
Registrar of Calcutta*

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