

15774 - I - 12095

2000Rs.



23,500
64-180
1961
500
2461
39
2500

2000
CENTRAL OF ASSURANCE
CALCUTTA
30.12.87

A 264
E 7
9 55
M(2) 25
M(4) 4
355

Deel. prokha

1961
500
2461
39
2500

S. C

THIS INDENTURE made this 30th day of December,

December One thousand Nine hundred and Eighty-seven

BETWEEN

A 264
E 7
9 55
M(2) 25
M(4) 4
355

Rate a bond
25000/-



5460
 R.L. Naggan
 60-8-0

Calcutta Collectors' Office
 Treasury
 19/12/87

h

Presented at the office
 on the 20th day of Dec 1887
 by Suresh Chandra
 the owner

2002
 502
 2500

RECEIVED
 CALCUTTA

Suresh Chandra

5346

Received
 Suresh Chandra
 for the amount of
 Rs 7 1/2
 20th Dec 1887
 Ad. Calcutta

Suresh Chandra

2002
 A.L. - Suresh Ch.
 Suresh Ch.
 20th

Box
 Sp. Mus.

RECEIVED
 CALCUTTA

500Rs.



1A.

BETWEEN SMT. SWAPNA CHOWDHURY wife
of Sri Ashis Govinda Chowdhury residing

Contd... 2

'shish
of 8
sent
19-

By L.
P.O.

5460

Serial No

to

of

R. L. Waggan

C. O. P. A. S.

Cal
H

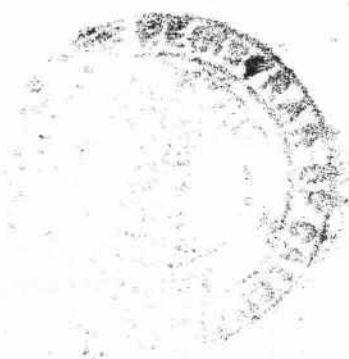
Calcutta Collectorate,

Treasury.

In 29/12/87

Revenue

2000
500
2500



52000

REGISTER OF ASSIGNED
CALCUTTA

residing at Plot No. G , Flat No. 7 Belgachia Housing Estate, 37, Belgachia Road, Calcutta, hereinafter called the 'VENDOR' (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include her heirs legal representatives executors administrators and assigns) of the ONE PART A N D SMT. CHANDRA PRAVA JAJODIA wife of Sri Parmanand Jajodia residing at premises No. 32/1, Rowland Road, Calcutta 20 hereinafter called the 'PURCHASER' (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include her heirs legal representatives executors administrators and assigns) of the OTHER PART :

W H E R E A S :

- A By a Kobala dated the 11th day of September, 1967 made between Jatiya Silponnayan-O-Punarbhasati Samity Private Ltd. therein referred to as the Vendor of the one part and the Vendor herein, then named Swapna Rani Adhikary and registered with the Registrar of Assurances, Calcutta in Book No. I Volume No. 159 Pages 68 to 78 Being No. 4833 for the year 1967, the said Jatiya Silponnayan-O-Punarbhasati Samity Pvt.Ltd. for the consideration therein mentioned, granted transferred conveyed assured and assigned All That piece and parcel of land containing an area of 3 cottahs and 15 chittacks be the same a little more or less situate lying at and being a portion of premises No.

138C, Picnic Garden Road, together with all structures, buildings and erections thereon comprised in P.S. Jadavpur Sub-registry office Alipore (formed out of old Premises No. 138, Picnic Garden Road and formerly thereto, Premises No. 1 Kusthia Road,) Holding No. 91 in the District of South 24-Parganas within the Municipal Limit of the Calcutta Municipal Corporation more fully and particularly described in the Schedule thereunder written as also in the Schedule hereunder written and shown and delineated in the map or plan annexed hereto and bordered in colour RED thereon (hereinafter referred to as 'THE SAID PROPERTY').

B By an Indenture of Lease dated the 30th day of October, 1972 made between the Vendor herein therein referred to as the Lessor of the one part and Ashoka Wiring Industries therein referred to as the Lessee of the other part and registered with the Sub-registrar, Alipore in Book No. I

S.C. Volume No. 98 Pages to Being No. 4410 for the year 1972, the Vendor herein in consideration of the rent thereby reserved and on the terms conditions and covenants therein contained, demised unto the said Ashoka Wiring Industries for a period of 20 years commencing from 1st day of December, 1972 and ending with 30th November, 1992.

C The Vendor is otherwise absolutely seized and possessed of or otherwise well and sufficiently entitled to All That the said property subject to the said lease.

D The Vendor has agreed to sell and the Purchaser has agreed to purchase and acquire All That the said property free from all encumbrances and charges at and for a consideration of Rs.25,000/- (Rupees Twenty-five thousand only)

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement and in consideration of the said sum of Rs.25,000/- (Rupees Twenty-five thousand only) of the lawful money of the Union of India well and truly paid by the Purchaser to the Vendor at or before the execution of these presents (the receipt whereof the Vendor doth hereby as also by the receipt hereunder written admit and acknowledge and of and from the same and every part thereof forever acquit release and discharge the said property and the Purchaser) the Vendor doth hereby grant transfer convey assure and assign free from all encumbrances and charges unto and in favour of the Purchaser herein ALL THAT piece and parcel of land containing an area of 3 cottahs and 15 chittacks be the same a little more or less, situate lying at and being a portion of premises No. 138C, Picnic Garden Road Together With all structures and erections thereon comprised in P.S. Jadavpur Sub-registry office Alipore (formed out of old premises No. 138, Picnic Garden Road and formerly thereto, premises No. 1 Kusthia Road) Holding No. 91 in the District of South 24 Parganas within the municipal limit of the Calcutta Municipal Corporation more fully and particularly described in the Schedule hereunder written and shown and delineated in the map or plan annexed hereto and bordered in colour RED thereon (hereinafter referred to as THE SAID PROPERTY) OR HOWSOEVER OTHERWISE the said Property hereditaments messuage tenement house and premises or any part thereof now is or are or heretofore

heretofore was or were situated butted bounded called known number described or distinguished TOGETHER WITH all the singular building erections structures fixtures fittings (including electrical installations) the boundary court yards drains common drains sewers compounds ditches ways paths passages common passages fences common fences and hedges walls common walls tube wells water common water course grounds tanks fruits usufructs and soils thereof lights ancient lights rights liberties privileges easements and appurtenances belonging to or appurtenant thereof and the reversion or reversions remainder or remainders rents issues and profits and all covenants and indemnities heretofore executed in respect of and in favour or in any manner relating to the said conveyed property and also together with all rights advantages benefits privileges liberties of the sanctioned building plan in respect of the said land hereditament and premises hereby conveyed or intended or expressed so to be and all the estate rights titles interests claims and demands whatsoever of the Vendor into or upon the said land hereditament messuage tenement dwelling house and premises or any part thereof together with all deeds pattahs and muniments of title exclusively relating to or concerning the said land hereditaments messuage tenement house and premises or any part thereof which now are or hereafter shall or may be in the possession or power or control of the Vendor or any other person or persons from whom she may procure the same without any action or suit and all the benefits of any covenants for production of documents contained in any documents TO HAVE AND TO HOLD the said land hereditament messuage tenement house and premises granted or expressed or intended so to be unto and to the use of the Purchaser absolutely for ever

and free

and free from all encumbrances and the Vendor doth hereby covenant with the Purchaser that notwithstanding any act deed or thing by the Vendor or any of her predecessors and ancestors in title done executed or knowingly suffered to the contrary the vendor is now lawfully rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereditament messuage tenement house and premises hereby granted or expressed so to be and every part thereof for a perfect and indefeasible estate equivalent thereto without any manner or conditions use trust or other things whatsoever to alter defeat encumber or make void the same and that notwithstanding any such act deed or thing whatsoever as aforesaid the vendor hath now in herself good right full power absolute authority to grant convey sell transfer the said land hereditaments messuage tenement house and premises hereby granted or expressed so to be unto and to the use of the Purchaser in the manner aforesaid and that the Purchaser her successor or successors in office and assigns shall and may at all times hereafter peaceably or equitably possess and enjoy the said land hereditament messuage tenement house and premises and receive the rents issues and profits and interests thereof without any lawful eviction interruption claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming from under or in trust for her and free and clearly and absolutely acquitted exonerated discharged by the Vendor and well and effectively save kept harmless and indemnified of and from and against all demands matters estate right title and interest lien charge and encumbrances whatsoever done suffered occasioned or made by the Vendor or any of her predecessors and ancestors in title or any person or persons lawfully or equitably claiming from under

or in trust for them and further the Vendor and all person or persons having lawfully or equitably claiming any estate or interest in the said land hereditament messuage tenement house and premises or any of them or any part thereof from under or in trust for the Vendor or any of her predecessors or ancestors in title shall and will from time to time and at all times hereafter at the requests and costs of the Purchaser do and execute or cause to be done or executed all such acts and things whatsoever for further better or more perfectly assuring the said land hereditaments messuage tenement house and premises and every part thereof unto and to the use of the purchaser in the manner aforesaid as shall or may be reasonably required.

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT the piece and parcel of land together with all structures, buildings and erections thereon containing an area of 3 cottahs and 15 chittacks, being a portion of premises no. 138C, Picnic Garden Road, Calcutta butted and bounded in the manner as follows : -

On the North : by 12' wide passage of M/s. Jatiya Silponnayan-
-O- Punarbasati Samity (P) Ltd.

On the South : by Shed of Subzero Ice-cream (P) Ltd.

On the East : by 28' ft. wide road of above named Co.

On the West : by the shed owned by Sm. Jayarani Bhattacharyee.

IN WITNESS WHEREOF the Vendor has hereunto set and subscribed her hand and seal the day month and year first above written.

SIGNED AND DELIVERED by the
VENDOR at Calcutta in the
presence of :

Sneha Choudhury.

Ashis Goleinda Choudhury,
37, Belgachia Road,
d. I.G. Housing Estate,
Block-G, Flat-7
Calcutta-700037
Phani Sarver,
1/A/1 Kusthin Road
Cal. 29.

RECEIVED for and from the withinnamed
Purchaser the withinmentioned a sum
of Rs.25,000/- (Rupees Twenty-five
thousand only) being the considera-
tion money as per memo below :

MEMO OF CONSIDERATION

By cheques No. 091928 & 091929 on
Bank of Baroda Ltd. dated 30/2/87
of the sum of Rs. 25,000/- in favour of the
Vendor.

Rs. 25,000/-

(Rupees Twenty five thousand only.)

Ashis Goleinda Choudhury. Sneha Choudhury.

Phani Sarver.