

4599/12 E-4646 I-4333/12 1624/12



मेचमबडा पश्चिम बंगाल WEST BENGAL

Notarized that the document is admitted to registration. The signature sheets and the endorsement sheets attached with the document are part of this document. D 184806



District Sub-Registrar
Reg. Office U/S 203
Registration Act 1908
Alipore, South 24 Parganas
9 AUG 2012

DEED OF CONVEYANCE

THIS INSTRUMENT made this 9th day of August, two Thousand Seventeen.

BETWEEN

07 AUG 2017

2741
St. No. Dt. Rupees - 5000/-
N/s. St / Smt.
Address:
P-5.
Vendor: *S. K. Dey*

M Ashoke Nag Chowdhury
Uzilpara

10+PS - Baruipur

24 pgs (3)

PIN - 700144

Santoah Kr. Dey
ALIPORE POLICE COURT
Kolkata-27

M/s. Ashoke Nag Chowdhury

M. Chatterjee
Proprietor



2813

M/s. Ashoke Nag Chowdhury

M. Chatterjee
Proprietor



2811



L. T. I of Mahabul Ganga
by the pen of Ashoke Chatterjee

District Sub-Registrar
Registration U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

08 AUG 2017

Identified by

Rajiv Das
Advocate
S/O - ASHOK DAS

Alipore Police court

KV-27

SRI MOHANLAL GANGULY (PAN : CDIPG6939D), son of Late Anath Bandhu Gangopadhyay, aged about 75 years, By faith : Hindu, by profession : Retired, residing at 'Anath Asram', Padmapukur, Post Office, Police Station and Sub-Division : Baruipur, Kolkata : 700144, District : South 24 Parganas, presently residing at C/o. Sumitra Naskar, near Rachana House, Jogi Battala, P.O. Dakshin Gobindapur, P.S. Baruipur, Kolkata -700145, District South 24-Parganas, hereinafter called and referred to as "**OWNER/ VENDOR**", (which expression shall unless excluded by or repugnant to the context be deemed to include his heirs, executors, administrators, representatives and assigns) of the **ONE PART**;

AND

M/S. ASHOKE NAG CHOWDHURY, a Proprietary Concern, having its office at 'NAG CHOWDHURY BHAVAN', Ukilpara, P.S. P.O. & Sub-Division : Baruipur, Kolkata : 700 144, District : South 24-Parganas, duly represented by its Sole Proprietor, **SRI ASHOKE NAG CHOWDHURY** (PAN : ABSPN3306P), Son of Late Swadesh Ranjan Nag Chowdhury, aged about 58 years, by occupation : Business, by Religion : Hindu, residing at Ukilpara, P.O & P.S. : Baruipur, Kolkata : 700144, District : South 24-Parganas, hereinafter called and referred to as the **PURCHASER/ SECOND PARTY** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successors-in-office, administrators, legal representatives and assigns) of the **SECOND PART**

WHEREAS one KALIDAS GANGOPADHYAY was the owner of 75 decimals of land lying and situated at District : South 24 Parganas, Police Station and ADSR : Baruipur, District Sub-Registrar Office at Alipore, Pargana Medanmalla, Touji No. : 267, J.L No. : 32, R.S No : 70 Mouza : Subuddhipur, R.S Khatian No. : 46, Dag No. : 232 and also was the owner of another piece and parcel of land measuring about 14.5 Satak lying and situated at District : South 24 Parganas, Police Station and ADSR : Baruipur, District Sub-Registrar Office at Alipore, Pargana Medanmalla, Touji No. : 267, J.L No. : 32, R.S No. : 70. Mouza- Subuddhipur, R.S Khatian No. : 263 under R.S. Dag No. 231/1269.

AND WHEREAS the above-named owner was while in well seized and possessed of the abovementioned two pieces of land total measuring about 89.5 Satak got mutated his name in the records of the B.L. & L.R.O., Baruipur and Baruipur Municipality.

AND WHEREAS while said KALIDAS GANGOPADHYAY was seized and possessed the said land free from all encumbrances gifted to his eldest son Anath Bandhu Gangopadhay, a piece and parcel of 10.5 decimals of land with old dilapidated structure out of that 75 Satak of land on Dag No.232 along with 14.5 decimals of Bagan land on Dag No.231/1269 and other properties by a Deed of Gift dated 28th February, 1948 duly registered at office of the Sub-Registrar-Baruipur

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Adv

and recorded in Book No. 1 volume No. 16, Pages 62 to 65 being No. 824 for the year 1948.

AND WHEREAS the said Anath Bandhu Gangopadhay during his lifetime mutated the above property in the record of rights in respect of 10.5 decimals of land out of 75 decimals in Dag No.232, Mouza Subuddhipur, Police Station : Baruipur, District : South 24 Parganas under R.S. Khatian No. : 46, whereas he mutated another plot of land in the same Mouza measuring about 14.5 decimals lying on Dag No. 231/1269 under R.S. Khatian No. 263.

AND WHEREAS Anath Bandhu Gangopadhay while possessing the said land died intestate on 10/05/1973 leaving behind his four sons and three daughters named: 1. Manjulal, 2. Mohanlal, 3. Moharlal, 4. Mihirlal, 5. Aparna, 6. Gouri and 7. Pranati Ganguly (Gangopadhyay) as his only legal heirs and successors since his wife is predeceased.

AND WHEREAS the unmarried daughter of Anath Bandhu Gangopadhay named Smt Aparna Ganguly died intestate on 20/05/1995.

AND WHEREAS while possessing the said land jointly by Manjulal, Mohanlal, Moharlal, Mihirlal, Gouri and Pranati Ganguly (Gangopadhyay) then in 1994 Mohanlal, Moharlal, Mihirlal and Pranati Ganguly (Gangopadhyay) jointly sold out undivided land measuring

about 2(Two) cottah 8(eight) chittacks more or less each from Dag No. : 231/1269 to Manjural Gangopadhyay and Gouri Ghosal respectively. The said Deeds duly registered in the Office of A.D.S.R, Baruipur duly recorded in Book No I, Volume No. 8, Pages from 307 to 314, being No. 605 for the year 1994 and Book No. - I, Volume No. 8, Pages from 315 to 322, being no. 606 for the year 1994 respectively.

AND WHEREAS thereafter the unmarried son Moharlal Ganguly died intestate on 17/11/2010.

AND WHEREAS due to death of Aparna Ganguly and Moharlal Ganguly the other three brothers Manjural Ganguly, Moharlal Ganguly, Mihirlal Ganguly and other two sisters, Gouri and Pranati Ganguly (Gangopadhyay) jointly inherited the above property of Aparna Ganguly and Moharlal Ganguly.

AND WHEREAS Manjural Ganguly, Moharlal Ganguly, Mihirlal Ganguly Gouri Ghoshal and Pranati Ganguly (Gangopadhyay) by mutual verbal partition possessed separately the property left by Anath Bandhu Gangopadhyay and as per verbal settlement, Moharlal Ganguly, the father of the Vendor possessed the schedule property.

AND WHEREAS thereafter in the year 2014 Mihir Lal Ganguly filed a Partition suit for partition of landed property left by Anath Bandhu Gangopadhyay against his other co-sharers named Manju Lal Ganguly,

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Mohan Lal Ganguly, Gouri Ghosal and Pranati Ganguly vide T.S. no.115 of 2014 which was compromised by and between the parties duly ordered by the Ld. Civil Judge (Senior Division), Baruipur on 10/09/2014 and duly decreed by the Ld. Civil Judge (Senior Division), Baruipur on 17/09/2014 on the basis of a 'Solenama' duly signed by all the parties to the suit.

AND WHEREAS in terms of the said partition Deed based on the basis of solenama, Pranati Ganguly got "D" schedule property in the said partition suit which is demarcated in the partition plan in red ink measuring about 1825 square feet i.e. more or less 2 cottah 8 chittacks 25 square feet together with a structure measuring about 1189 square feet lying and situated at Mouza : Subuddhipur, Touji No. : 267, J.L No. : 32, R.S No. : 70, R.S Khatian No. : 46, R.S Dag No. : 232, Police Station, Post Office and Sub-Division : Baruipur, District : South 24 Parganas.

AND WHEREAS while possessing the said land with Structure said Pranati Ganguly gifted the said property along with easement right, attached to the land along with other rights such as water and electricity connection etc. to her brother Mohonlal Ganguly i.e. the Vendor herein on 9/7/2015 vide a formal Deed of Gift duly executed and registered at the Office of the A.D.S.R. Baruipur, vide Deed No.

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ADV

161106161 for the year 2015 duly recorded in Book No 1, Volume No 1611-2015, Pages 36164 to 36181 for the year 2015.

AND WHEREAS inadvertently the J.L No. have been written in plan of the said Gift Deed as 2 in place of 32.

AND WHEREAS after execution and registration of the said Deed said Pranati Ganguly rectified the said mistake by executing a Deed of Declaration duly registered at the Office of the A.D.S.R, Baruipur, vide Deed No 161104904 for the year 2017 duly recorded in Book No 1, Volume No 1611-2017, Pages 80475 to 80484 for the year 2017.

AND WHEREAS after execution and registration of the said Deed of Gift and Deed of Declaration the Vendor became the absolute Owner of **ALL THAT** piece and parcel of land measuring about 2 (Two) cottah 8(Eight) Chittocks 25(Twenty five) square feet together with 100 years old two storied building measuring about 1189 square feet standing thereon lying and situated at District : South 24 Parganas, Police Station, A.D.S.R. Office Baruipur, District Sub-Registry Office : Alipore, Pargana Medanmalla, within Baruipur Municipality Ward No 1, Touji No. : 267, J.L No. : 32, R.S No.: 70, Mouza : Subuddhipur, R.S Khatian No. : 46, R.S Dag No. : 232, specifically mentioned in the Schedule written hereunder and the name of the Owner has been duly mutated in the record of the B.L.& L.R.O. and in the record of Baruipur

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R.V.

Municipality and the Owner is paying the rates and taxes regularly up to date and he has been possessing and enjoying the said land together with two storied building standing thereon absolutely and uninterruptedly without any hindrance from any side.

AND WHEREAS the Vendor proposed to sell and the Purchaser agreed to purchase the Schedule property for a total consideration of Rs30,00,000/- [Rupees Thirty Lakh] only free from all encumbrances, and the Purchaser investigated the title of the Vendor and found that the Vendor has absolute right to sell the property and he is the absolute Owner of the Schedule property.

AND WHEREAS the parties herein entered into an Agreement for Sale on 29/07/2016 stipulating all the points agreed between them.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement dated 29/07/2016 and in consideration of the said sum of Rs30,00,000/- [Rupees Thirty Lakh] only well and truly paid to the vendor, the receipt whereof the Vendor do hereby admit and acknowledge as per memo of consideration hereunder written and of and from the payment of the same the Vendor do hereby release, discharge, acquit the purchaser, the property more fully described in Schedule below and the Vendor do hereby absolutely and indefeasibly

(B)
P.V.

grant, sell, convey, transfer, assign and assure to and up to the purchaser **ALL THAT** piece and parcel of land measuring about 2 (Two) cottah 8(Eight) Chittacks 25(Twenty five) square feet together with 100 years old two storied building measuring about 1189 square feet standing thereon lying and situated at District : South 24 Parganas, Police Station and A.D.S.R. Office Baruipur, District Sub-Registry Office : Alipore, Pargana Medanmulla, within Baruipur Municipality Ward No 1, Touji No. 267, J.L No 32, R.S No 70, Mouza : Subuddhipur, R.S Khatian No 46, R.S Dag No 232, more fully described in the SCHEDULED hereunder written and shown in the plan annexed herewith and marked by RED border lines and the vendor hereby transfer the ownership of the said schedule property with a easement right including the reversion or reversions, remainder or reminders, rent, issues and profits accruing thereof and all estate right, title, interest, property claim and demand whatsoever of the Vendor into or upon the said schedule property and all deeds, muniments and evidence of title which in anywise related to the SCHEDULE property or any part thereof which now are or hereafter shall or may be in the custody, power or possession of the Vendor or any person from whom he may procure the same without any action or suit at law or in equity and all other benefits and rights herein comprised and hereby granted, sold, conveyed, assured or every part thereof together with rights liberty appurtenances whatsoever TO AND

UNTO the Purchaser free from all encumbrances with all easements or quasi-easements beneficial use and enjoyment of the said property AND TO HAVE AND TO HOLD **ALL THAT** piece and parcel of land measuring about 2 (Two) cottah 8(Eight) Chittacks 25(Twenty five) square feet together with 100 years old two storied building measuring about 1189 square feet standing thereon lying and situated at District : South 24-Parganas, Police Station and A.D.S.R. Office : Baruipur, District Sub-Registry Office Alipore, Pargana Medanmalla, within Baruipur Municipality Ward No 1, Touji No 267, J.L No 32, R.S No 70, Mouza : Subuddhipur, R.S Khatian No 46, R.S & L.R. Dag No 232, along with easement right, attached to the land along with other rights such as water and electricity connection which is described in the SCHEDULE hereunder written to and unto the use of the Purchaser, his successors and representatives and assigns absolutely forever with all rights of transfer by gift, sale or otherwise and the Vendor do hereby covenant with the Purchaser that NOTWITHSTANDING any act, deeds and things done to the contrary the Vendor is now lawfully seized and possessed of the said property free from all encumbrances or defects in title whatsoever and the Vendor have full power and absolute authority to sell the SCHEDULED property in the manner aforesaid and the Purchaser shall hereafter peaceably and quietly hold, possess and enjoy the said property without any claim or demand whatsoever from the Vendor or any person or persons claiming through or under him

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and the Vendor further covenants with the Purchaser that he will at the request and cost of the Purchaser shall do or execute or cause to be done or executed all lawful acts, deeds and things whatsoever for further and more perfectly assuring and conveying the SCHEDULE property and every part thereof to the Purchaser and also placing the Purchaser in possession of the same according to the true intent and meaning of these presents as shall or may reasonably be required.

IT IS FURTHER AGREED, COVENANTED BY AND BETWEEN THE VENDOR AND THE PURCHASER AS FOLLOWS:-

1. That the purchaser shall be entitled to sell, mortgage, lease alienate the SCHEDULE property to any person of his choice, having marketable title and lawful possession thereof.
2. That purchaser shall apply for mutation in Baruipur Municipality and B.L&L.R.O, Baruipur in respect of the schedule property and the Purchaser shall be liable to pay taxes in respect of the schedule property.
3. That the Purchaser shall use electricity facility having separate meter at the cost of the Purchaser.

4. The purchasers shall enjoy water, telephone connection and shall have the right to apply for drainage and sewerage line.
5. The purchaser shall have the right to make any construction over the said SCHEDULE property as the true owner thereof.
6. The Vendor shall produce the necessary certificate under Section 230A, of the Income Tax Act, 1967 and permission under Section 27 of the Urban Land Ceiling (Regulation and Control) Act 1974, if necessary by the purchaser.
7. That the Vendor declares that the Schedule property is free from all encumbrances, attachments etc. and the Vendor has not encumbered the property by mortgage or, make any agreement for sale or Development Agreement with anyone.
8. That the Schedule property is not subject matter of any suit and no suit is pending in any Court.
9. That the said property is not being acquisitioned or attached by any authority and no notice of such acquisition or requisition being received by the Vendor in any point of time.
10. That the Owner has absolute, undisturbed possession over the Schedule property.

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Adv

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of Bastu land measuring about 2 (Two) cottah 8 (Eight) Chittacks 25 (Twenty five) square feet together with 100 years old two storied building with cemented floor measuring about 1189 square feet (consisting of ground floor area 934 square feet and 1st floor area 255 square feet) standing thereon lying and situated at District South 24 Parganas, Police Station & A.D.S.R. Office - Baruipur, District Sub- Registry Office Alipore, Pargana Medanmalla, within Baruipur Municipality Ward No 01, Touji No 267, J.L No 32, R.S No 70, Mouza Subuddhipur, R.S Khatian No 46, R.S & L.R. Dag No 232, a part of holding No 361 along with easement right, attached to the land along with other rights such as water and electricity connection The said property is butted and bounded by the :-

NORTH : "C" Plot — Property of Debasish Ganguly

SOUTH : Property of Mihirlal Ganguly "E" Plot

EAST : Land of Dag No 232 & Property of Manicklal
Gangopadhyay

WEST : 10 Feet wide passage

IN WITNESS WHEREOF the parties have hereunto set and subscribed their respective hands this day month and year first above-written.

SIGNED AND DELIVERED in presence of:

WITNESSES :-

1) Jitendra Kumar
S/o of Late B. Kumar
26 Rajani Sarani
Kolkata 700026



L.T.I of
Mohammed Ibrahim
is the Proprietor
Ashoke Bhattacharya

SIGNATURE OF THE OWNER/VENDOR

M/a. Ashoke Nag Chowdhury

(Signature)

Proprietor

SIGNATURE OF THE PURCHASER

2) Neelam Dhar
S/o Late N.P. Dhar
10/1 CR Colony
Baghajatin Kolkata 700032

DRAFTED BY:-

Rajiv Das

ADVOCATE

F-1009/885/2012

Alipore Police court

NO. 27

(Signature)
ADV

TABLE OF CONTENTS

WHEREAS by the Vendor/Supplier the following Particulars the
name of the Vendor/Supplier/Supplier being by name as set out
and the corresponding items against the following Particulars of the
contract property

TABLE

Particulars	Quantity No.	Particulars	Amount (Rs.)
2000000	10000	10000000000	10000000000
		10000000000	10000000000
		TOTAL:	20000000000

Vendor/Supplier/Supplier

WITNESSES

1. I am hereby certify that the
above items are the
property of the Vendor/Supplier

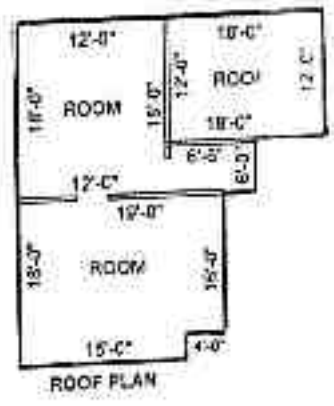
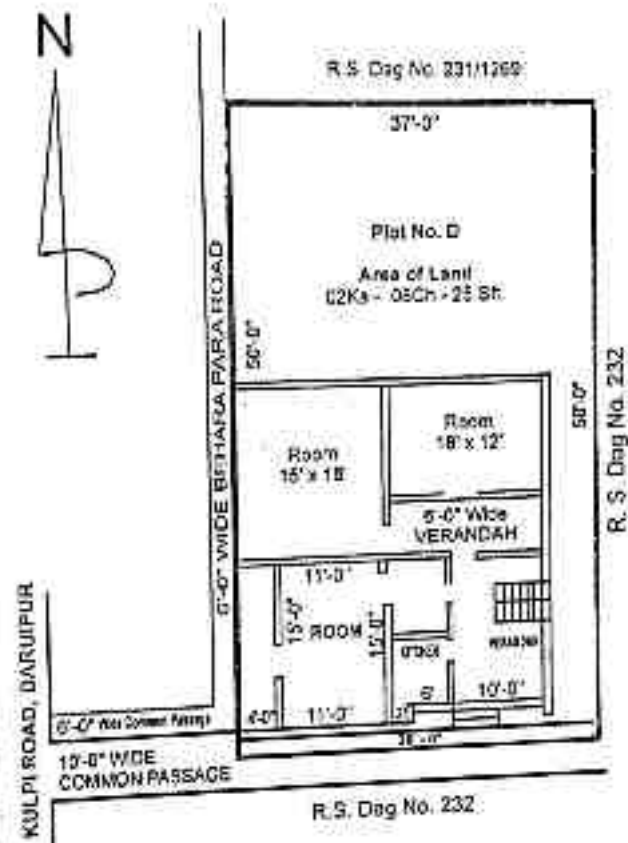
2. I am hereby certify that the
above items are the
property of the Vendor/Supplier
and the Vendor/Supplier

SIGNATURE OF THE VENDOR/VEVENDOR

1. I am hereby certify that the
above items are the
property of the Vendor/Supplier
and the Vendor/Supplier
Kolkata 700030

... of land with two storied old building at Mouza : Subuddhipur, J.L. No. 32, R.S. No. 232 (P), R.S. Khatian No. 46, P.O. & P.S. : Baruipur, under Baruipur Municipal Ward no. 01, a part of Holding No. : 361, Dist. : South 24 Parganas, W.B.

Area of Land : 2 K 8 CH 25 SFT
 Gr. Floor Area : 934 SFT (STRUCTURE)
 1st Floor Area : 255 SFT (STRUCTURE)



L.T.I of Mohanlal Ganguly by the ferry of Ashoke Chowdhury

Mohanlal Ganguly
 (Signature of the Vendor / Seller)
Ashoke Nag Chowdhury

Proprietor
 Ashoke Nag Chowdhury
 For M/s. Ashoke Nag Chowdhury
 (Signature of the Vendee/Purchaser)

Drawn by :

Swapan Mitra
SWAPAN MITRA
 Planner, Estimator
 L.B.S. / Baruipur Municipality
 Baruipur, Kolkata-700144
 I. No. 22/LBS/DM/DS



	Thumb	1st finger	middle finger	ring finger	small finger
Left Hand					
Right Hand					

Name : MR. MOHANLAL GANGULY

Signature / L.T.I. :



*L.T.I. of Mohanlal Ganguly
Ashoke Nag Chowdhury*

	Thumb	1st finger	middle finger	ring finger	small finger
Left Hand					
Right Hand					



Name : MR. ASHOKE NAG CHOWDHURY
(FOR M/S. ASHOKE NAG CHOWDHURY)

Signature

M/S. Ashoke Nag Chowdhury

	Thumb	1st finger	middle finger	ring finger	small finger
Left Hand					
Right Hand					

PHOTO

Name

Signature



Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS, District Name :South 24-Parganas
Signature / LTI Sheet of Query No/Year 16041000265953/2017

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 Mohanlal Ganguly Anath Asram Padmapukur, P.O.- Baruipur, P.S.- Baruipur, Baruipur, District-South 24-Parganas, West Bengal, India, PIN - 700144	Seller			<i>L.T. I Sub-Mohan for Ganguly of the property Shri Mohanlal Ganguly</i>
2	Shri Ashoke Nag Chowdhury Ukilpara, P.O.- Baruipur, P.S.- Baruipur, Baruipur, District-South 24- Parganas, West Bengal, India, PIN - 700144	Represent ative of Buyer (M/s Ashoke Nag Chowdhur y)			<i>M/s. Ashoke Nag Chowdhury Mukherjee 9.8.17</i>
Sl No.	Name and Address of Identifier	Identifier of		Signature with date	
1	Mr RAJU DAS Son of Mr. ASHOK DAS ALIPORE POLICE COURT, P.O.- Aipur, P.S.- Allipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700027	Shri Mohanlal Ganguly, Shri Ashoke Nag Chowdhury		<i>Raju Das 9-8-17</i>	

(Pradipta Kishore Guha)
DISTRICT SUB-
REGISTRAR
OFFICE OF THE D.S.R. -
IV SOUTH 24-PARGANAS

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

GRN: 19-201718-005244200-2
 GRN Date: 07/08/2017 12:42:32
 BRN : S0701803

Payment Mode: Counter Payment
 Bank: United Bank
 BRN Date: 07/08/2017 00:00:00

DEPOSITOR'S DETAILS

Name : ASHOKE NAG CHOWDHURY
 Contact No. :
 E-mail :
 Address : UKILPARA
 Applicant Name : Mr Pradip Kr Basu
 Office Name :
 Office Address :
 Status of Depositor : Buyer/Claimants
 Purpose of payment / Remarks : Sale, Sale Document Payment No 6

Id No. : 16041000255953/7/2017
(Every No. Every Year)

VOID

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount(₹)
1	16041000255953/7/2017	Property Registration- Stamp duty	0030-03-103-003-02	175070
2	16041000255953/7/2017	Property Registration- Registration Fees	0030-03-104-001-16	30030
Total				205049

In Words : Rupees Two Lakh Five Thousand Forty Nine only.



স্বাধীনতা

ভারত সরকার
Unique Identification Authority of India
Government of India

উপস্থাপিত আই ডি / Enrollment No.: 118023308/01885

To
শশী কান্ত চৌধুরী
Ashak Nag Chowdhury
R/O Sandesh Ranjan Nag Chowdhury
UKL PANA BARIPUR
BARIPUR
Baripur
Baripur South 24 Parganas
West Bengal 700144
982103070E
100117184 020212014
MLC6142688FT



Handwritten signature

আপনার আধার সংখ্যা / Your Aadhaar No. :
8481 7798 1919

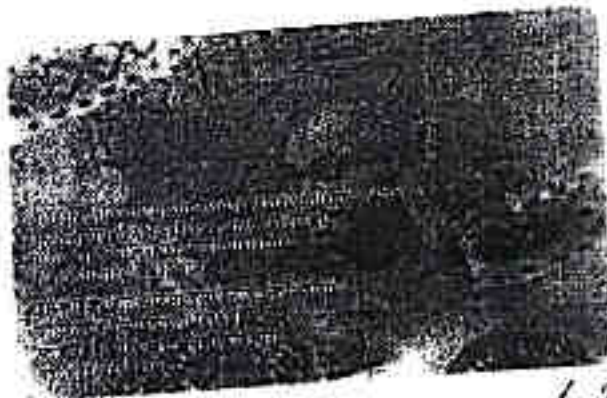
আধার - সাধারণ মানুষের অধিকার



শশী কান্ত চৌধুরী
Ashak Nag Chowdhury
পিতা : স্বদেশ রঞ্জন কান্ত চৌধুরী
Father : Swadesh Ranjan Nag Chowdhury
স্বত্বস্বীকার / DOB : 05/01/1950
সঙ্গ / Male



8481 7798 1919
আধার - সাধারণ মানুষের অধিকার



L. T. I. of Mahanagar
Annapurna by the form
of 18.12.2014 Shubhash



ভারত সরকার

Unique Identification Authority of India



অপিনিসংখ্যা আই ডি / Enrolment No.: 1150/2330/30139

To
 মোহন বাবু
 MO-ANAL GANGULY
 S/O Anath Bandu Ganguly
 BARUJIL BEHARA PARA ROAD
 BARUJILA
 BARUJILA
 Baru p. r South 24 Parganas
 West Bengal 700144
 9881257375
 11001003
 18017550

 M-091473843FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

6140 8338 1573

আধার - সাধারণ মানুষের অধিকার


 মোহন বাবু
 MO-ANAL GANGULY
 পিতা : আনথ বাবু বাবু
 Father: ANATH BANDHU GANGULY
 অসংলিখিত ডিওবি - 06041942
 পুরুষ / Man




6140 8338 1573

আধার - সাধারণ মানুষের অধিকার



L. T. I. Mr. Mohanbabu
 Verified by Mr. Jeyaraj
 A. S. K. Chattopadhyay




তথ্য


- আবার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা পাও করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.



জাতির সীমার দেশ নানা।
 ■ জাতির সীমার দেশ নানা।
 ■ জাতির সীমার দেশ নানা।
 ■ Aadhaar is valid throughout the country.
 ■ Aadhaar can be helpful in availing Government and other Government services in future.



অধিদপ্তর
 Address:
 S/O, Ansu Bandyopadhyay,
 BARILIPUR, BIHARA NANA
 ROAD, BARILIPUR, Saran,
 Bihar, 851114 Patna
 Bihar, 700144

6140 8338 1573





**Government of West Bengal
Directorate of Registration & Stamp Revenue**

e-Assessment Slip

Query No./Year	1604-1000265953/2017	Office where deed will be registered
Query Date	18/07/2017 5:13:40 PM	D.S.R. - IV SOUTH 24-PARGANAS, District South 24-Parganas
Applicant Name, Address & Other Details	Pradip Kr Basu Alipur Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, P.N. - 750027. Mobile No. : 9830016258, Status : Advocate	
Transaction:	Additional Transaction	
(0101) Sale, Sale Document	[4305] Other than Immovable Property, Declaration (No of Declaration : 1)	
Set Forth Value	Rs. 30,00,000/-	
Rs. 30,00,000/-	Total Registration Fee Payable	
Total Stamp Duty Payable (SD)	Rs. 30,039/- (Article A(1), E, M(b), H)	
Rs. 1,80,010/- (Article:23)	Amount of Stamp Duty to be Paid by Non Judicial Stamp	
Mutation Fee Payable	Expected date of Presentation of Deed	
	Rs. 5,000/-	
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assessment slip (Urban area)	

Land Details :

District: South 24-Parganas, P.S.- Baruijur, Municipality: BARUIPUR, Mouza: Subudhipur, Ward No: 1

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use RQR	Area of Land	Set Forth Value (INR)	Market Value (INR)	Other Details
L1	RS-232	RS-46	Bastu	Bastu	2 Katha 8 Chatak 25 Sq Ft	24,64,500/-	24,64,500/-	Width of Approach Road 10 Ft.
Grand Total :					4.1823Dec	24,64,500 /-	24,64,500 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Set Forth Value (INR)	Market Value (INR)	Other Details
S1	On Land L1	1189 Sq Ft	5,35,500/-	5,35,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 934 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 69 Years, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 1, Area of floor : 255 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 69 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		1189 sq ft	5,35,500 /-	5,35,500 /-	

Query Number :- 1604-1000265953/2017 Generated from Registration offices

Buyer Details :

Sl No	Name & address	Status	Execution Admission Details :
1	Shri Mohanlal Ganguly Son of Late Anath Bandhu Gangopachay Anath Asram Padmapukur, P.O:- Barulpur, P.S:- Barulpur, Barulpur, District:- South 24-Parganas, West Bengal, India. PIN - 700144 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: CDIPG6939D, Status: Individual, Executed by: Self To be Admitted by: Self, Date of Execution: 09/08/2017	Individual	Executed by Self To be Admitted by: Self, Date of Execution: 09/08/2017

Buyer Details :

Sl No	Name & address	Status	Execution Admission Details :
1	M/s Ashoke Nag Chowdhury Nag Chowdhury Bhaban Ukilpara, P.O:- Barulpur, P.S:- Barulpur, Barulpur, District:-South 24-Parganas, West Bengal, India, PIN - 700144 PAN No.: ABSPN3306P, Status: Organization, Executed by: Representative	Organization	Executed by Representative

Representative Details :

Sl No	Name & Address	Representative of
1	Shri Ashoke Nag Chowdhury (Presentant) Son of Late Swadesh Ranjan Nag Chowdhury Ukilpara, P.O:- Barulpur, P.S.- Barulpur, Barulpur, District:-South 24-Parganas, West Bengal, India, PIN - 700144 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ABSPN3306P	M/s Ashoke Nag Chowdhury (as Proprietor)

Identifier Details :

Name & address	
Mr RAJU DAS Son of Mr ASHOK DAS ALIPORE POLICE COURT, P.O:- Alipur, P.S:- Alipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700027, Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, Identifier Of Shri Mohanlal Ganguly, Son Ashoke Nag Chowdhury	N

Transfer of property for LI

Sl.No	From	To, with area (Name-Area)
1	Shri Mohanlal Ganguly	M/s Ashoke Nag Chowdhury-4.16229 Dec

Transfer of property for SI

Sl.No	From	To, with area (Name-Area)
1	Shri Mohanlal Ganguly	M/s Ashoke Nag Chowdhury-1169.00000000 Sq Ft

Note:

- 1.
- 2.
- 3.
- 4.
- 5.
- 6.
- 7.
- 8.
- 9.

If the given information are found incorrect, then the assessment made stands invalid.

Query is valid for 30 days (i.e. upto 17/08/2017) for e-Payment. Assessed market value & Query is valid for 44 days (i.e. upto 31/08/2017) for registration.

Standard User charge of Rs. 240/- (Rupees Two hundred forty) only includes all taxes per document upto 17 (seventeen) pages and Rs 7/- (Rupees seven) only for each additional page will be applicable.

e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.

e-Payment is compulsory if Stamp Duty payable is more than Rs. 10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.

Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.

Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lacs (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required.

Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.

Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.

Major Information of the Deed

Deed No.	I-1604-04646/2017		
Query No./Year	1604-1000255953/2017	Date of Registration	29/08/2017
Query Date	18/07/2017 5:13:40 PM	Office Where deed is registered	
Applicant Name, Address & Other Details	Pradip Kr Basu		D.S.R. - IV SOUTH 24-PARGANAS, District
	Alipur Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL PIN : 700027, Mobile No. : 9830018258, Status : Advocate		South 24-Parganas
Transaction	[0101] Sale, Sale Document		
Set Forth value	[4305] Other than Immovable Property Declaration [No of Declaration : 1]		
Rs. 30,00,000/-	Market Value		
Stamp duty Paid (SD)	Rs. 30,00,000/-		
Rs. 1,80,010/- (Article:23)	Registration Fee Paid		
Remarks	Rs. 00,039/- (Article:A(1), E, M(b), H)		
	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assesment slip (Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Baruipur, Municipality: BARUIPUR, Mouza: Subuddhipur, Ward No: 1

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	Set Forth Value (IN Rs)	Market Value (IN Rs.)	Other Details
L1	RS-232	RS-48	Bastu	Bastu	2 Katha 8 Chatak 25 Sq Ft	24,64,500/-	24,64,500/-	Width of Approach Road 10 Ft.
Grand Total :					4.1823Dec	24,64,500 /-	24,64,500 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Set Forth Value (IN Rs.)	Market Value (IN Rs.)	Other Details
S1	On Land L1	1189 Sq Ft	5,35,500/-	5,35,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 934 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 69 Years, Roof Type: Pucca, Extent of Completion: Complete Floor No: 1, Area of floor : 255 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 69 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		1189 sq ft	5,35,500 /-	5,35,500 /-	

Seller Details :

Sr. No	Name/Address/Photo/Finger print and Signature
1	Shri Mohanlal Ganguly Son of Late Anath Bandhu Gangopadhy Anath Asram Padmapukur, P.O:- Baruipur, P.S:- Baruipur, Baruipur, District-South 24-Parganas, West Bengal, India, PIN - 700144 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: CDIPG6939D, Status : Individual, Executed by: Self, Date of Execution 09/08/2017 , Admitted by: Self, Date of Admission: 09/08/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 09/08/2017 , Admitted by: Self, Date of Admission: 09/08/2017 ,Place : Pvt. Residence

29/08/2017 Query No:-16041000255953 / 2017 Deed No :- 160404646 / 2017, Document is digitally signed.

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Buyer Details :

Sl. No.	Name	Address	Photo	Finger print	Signature
1	M/s Ashoke Nag Chowdhury	Nag Chowdhury Bhaban Ukilpara, P.O.- Baruipur, P.S.- Baruipur, Baruipur, District-South 24-Parganas, West Bengal, India, PIN - 700144 , PAN No.: ABSPN3306P, Status :Organization, Executed by: Representative			

Representative Details :

Sl. No.	Name	Address	Photo	Finger print	Signature
1	Shri Ashoke Nag Chowdhury (Presentant)	Son of Late Swadesh Ranjan Nag Chowdhury Ukilpara, P.O.- Baruipur, P.S.- Baruipur, Baruipur, District-South 24-Parganas, West Bengal, India, PIN - 700144. Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: ABSPN3306P Status : Representative, Representative of : M/s Ashoke Nag Chowdhury (as Proprieter)			

Identifier Details :

Name & address	
Mr RAJU DAS Son of Mr ASHOK DAS ALIPORE POLICE COURT, P.O.- Alipur, P.S.- Alipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700027, Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, , Identifier Of Shri Mohanlal Ganguly, Shri Ashoke Nag Chowdhury	

Transfer of property for D1

Sl.No	From	To. with area (Name-Area)
1	Shri Mohanlal Ganguly	M/s Ashoke Nag Chowdhury-4.18229 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Shri Mohanlal Ganguly	M/s Ashoke Nag Chowdhury-1189.00000000 Sq Ft

Endorsement For Deed Number : 1 - 160404646 / 2017

Market Value (WB PUV rules of 2001)

the market value of this property which is the subject matter of the deed has been assessed at

[Signature]

Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 09-08-2017

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

Presented for registration at 16:01 hrs on 09-08-2017, at the Private residence by Shri Ashoke Nag Chow

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

Execution is admitted on 09/08/2017 by Shri Mohanlal Ganguly, Son of Late Anath Bandhu Gangopadhyay
Astram Padmapukur, P.O. Baruipur, Thana: Baruipur, City/Town: BARUIPUR, South 24-Parganas, WEST B-
India, PIN - 700144, by caste Hindu by Profession Retired Person

Identified by Mr RAJU DAS, . . . Son of Mr ASHOK DAS, ALIPORE POLICE COURT, P.O. Alipur, Thana Alip
City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profes
Advocate

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

Execution is admitted on 09-08-2017 by Shri Ashoke Nag Chowdhury Proprietor, M/s Ashoke Nag Chowdhury Private
Limited Company), Nag Chowdhury Bhaban Ukilpara, P.O. - Baruipur, P.S. - Baruipur, Baruipur, District - South
Parganas, West Bengal, India, PIN - 700144

Identified by Mr RAJU DAS, . . . Son of Mr ASHOK DAS, ALIPORE POLICE COURT, P.O. Alipur, Thana Alip
City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profes
Advocate

[Signature]

Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

07-08-2017
Amount of Fees

Certified that required Registration Fees payable for this document is Rs 30,009/- (A) - Rs 30,000/- E
Rs 9/- (B) and Registration Fees paid by Cash Rs 0/- by online = Rs 30,039/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department,
Bank United Bank (UTBI00CH175), Ref. No. 192017180052442002 on 07-08-2017, Amount Rs. 1,75,010/-

H= 7
WB= 1

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,80,010/- and Stamp Duty paid by
5,000/- by online = Rs 1,75,010/-

Rs= 5

Description of Stamp

Stamp Type: Impressed, Serial no 2741, Amount: Rs 5,000/- Date of Purchase: 07/08/2017 Vendor:
Kr. Dey

Amount= 5

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department,
Bank United Bank (UTBI00CH175), Ref. No. 192017180052442002 on 07-08-2017, Amount: Rs. 1,75,010/-

WB= 1
GT= 10

[Signature]
Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 29-08-2017

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

Admissible under rule 21 of West Bengal Registration Rules, 1962 duly stamped under schedule IX, Article 23 of Indian Stamp Act 1959

[Signature]
Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1604-2017, Page from 126002 to 126032
being No 160404646 for the year 2017.



Pradipta Kishore Guha

Digitally signed by PRADIPTA KISH GUHA
Date: 2017.08.29 17:29:11 +05:30
Reason: Digital Signing of Deed

(Pradipta Kishore Guha) 29/08/2017 17:29:10
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
West Bengal.



(This document is digitally signed.)