



LR  
25855

REGISTRATION NO. 5  
OF THE DISTRICT REGISTRY  
WEST BENGAL  
Dated 20.1.76

23  
A 31.50  
N 0.50  
1.80  
32  
wf  
20.1.76

Deed of Sale.

THIS DEED OF CONVEYANCE by way of absolute sale is made this the 20th day of January one thousand nine - hundred seventy six by Srimati Sudharani Ganguly wife of Sri Anantlal Ganguly, by faith windu, by profession house-hold duties, residing at Asansol, p.s. Sub-division and Sub-Registry Asansol, District Burdwan herein- after called the VENDOR which expression shall include her heirs, executors, administrators, assigns and legal

No. 495 Volume B 217 24 (200 410 71)

Sold to Sri: Harbans. Singh  
pannal  
from Assam! Sub. Treas. on 24/1/75  
Harbans Singh  
Stamp No. 24/1/75

~~12-35p~~  
~~20th Jan 76~~  
~~Sudha Rani Garguly.~~

Sudha Rani Garguly

W

20.1.76

Harbans Singh is admitted

~~Sudha Rani Garguly~~

~~Ananta Lal Garguly~~

~~Assam!~~

~~Hindu-  
Housewife~~

Sudha Rani Garguly

Harbans Singh

~~Ananta Lal Garguly.~~

~~Atkitch Garguly.~~

~~Assam!~~

~~Hindu-  
cutter.~~

Ananta Lal Garguly.

son of Atkitch Garguly.

Assam!

20.1.76

No. 495 Value Rs 219 74 (200 + 19)

SOID to Sri Narayan Singh  
Panval

from Asansol Sub. Treas. on 27/1/75

Stamp No. 240425



12-30p  
20th Jan 76  
Sudha Rani Ganguly

Sudha Rani Ganguly

W1

20.1.76

Asansol  
Hindu Housewife

Sudha Rani Ganguly

Ananta Lal Ganguly

Asansol  
Hindu Housewife

Hindu Housewife

Sudha Rani Ganguly

Ananta Lal Ganguly

Akhil Ch. Ganguly

Asansol

Hindu Housewife

Hindu Housewife

Hindu Housewife

Ananta Lal Ganguly

son of Akhil Ch. Ganguly

Asansol

20.1.76

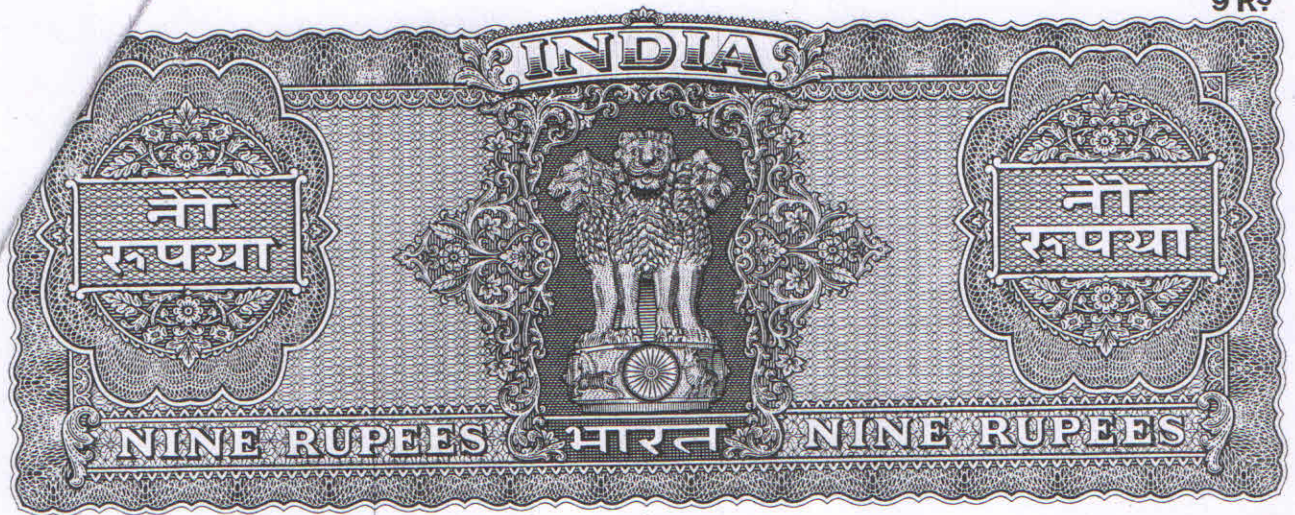
10 Rs.



- 2 -

and legal representatives of the One Part A N D  
Mr. Harbans Singh son of .late Kesar Singh ,  
by faith Panjabi, sikh, by profession business, resident  
of Asansol, p.s. Sub-division and Sub-Registry Asansol,  
District Burdwan herein-after called the "PURCHASER"  
which expression shall also include their heirs,  
executors, administrators, assigns and legal representatives  
of the other part. WHEREAS the land and premises situate  
in Mouje Asansol Municipality and fully described and  
mentioned in the schedule hereunder annexed was acquired  
by the Vendor by virtue of an indenture of sale dated  
27th September 1954 and registered as Deed no 4747 for

contd....p -3



- 3 -

for the year 1954 of the office of the Sub- Registrar  
Asansol and has become fully seized and possessed of  
land and premises, messuages, hereditaments and easement  
rights attached thereto more fully described and mentioned  
in the schedule hereunder in her absolute right and has  
been in peaceful and uninterrupted khas possession thereof  
A N D WHEREAS the Vendor is in urgent need of money to  
meet her lawful necessity has decided to sell the said  
property fully described in the schedule below free from

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- 4 -

free from all encumbrances A N D WHEREAS the Purchaser has proposed to purchase the said land, property and premises described and mentioned in the schedule below free from all encumbrances for the price of Rs 5000/= (Rupees five thousand) only A N D WHEREAS the Vendor considering the said price offered by the purchaser to be reasonable, best, fair and highest in the present market rate has agreed to sell unto the purchaser the said land, property and premises, appertenances, messuages with all easement rights attached thereto and to absolutely sale, convey, transfer and assign unto the purchaser all rights, title, interest and possession therein free from all encumbrances and the purchaser has agreed to purchase the same at the price of Rs 5000/= (Rupees five thousand ) only.

NOW THIS DEED OF SALE WITNESSETH that in pursuance of the said agreement and inconsideration of the payment of the consideration money of Rs 5000/= (Rupees five thousand) only made and paid by the purchaser to the Vendor as the sale price of Vendor's said land, property and premises mentioned and described in the schedule below the receipt whereof the Vendor hereby admits and

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and acknowledges and the said Vendor doth hereby absolutely  
 sells, conveys transfers and assigns unto the said  
 Purchaser the said land, property and premises hereditaments  
 messuages with all easement rights attached thereto and  
 described and mentioned in the schedule hereunder free from  
 all encumbrances TO HAVE AND TO HOLD the said land,  
 premises ,properties and hereditaments with all easement  
 rights hereby sold, assigned and conveyed unto and to the  
 use of the purchaser, his heirs, executors, administrators  
 and assigns for ever AND the said vendor doth hereby for  
 herself, her heirs, executors, administrators and assigns  
 covenants with the said purchasers and declares that she  
 is seized and possessed of and has not in any way encumbered  
 the said property conveyed by this Deed of sale and that  
 the said purchaser, his heirs, executors, administrators  
 and assigns shall and may at all times peaceably and  
 quietly possesses and enjoy the said property, hereditaments  
 and premises and receive profits thereof without any  
 interruption or disturbances, claim or demand whatsoever  
 from or by the said Vendor or any person or persons  
 claiming through or under her or any other person or persons

persons whomsoever . The Vendor doth hereby further covenants and declares that the Vendor has good and valid and transferable title to convey the said land property and premises hereby sold, conveyed and transferred unto the purchaser by virtue of this Deed of conveyance and the purchaser becomes from this date the absolute owner of all the land, premises and properties, messuages, hereditaments and easement attached thereto mentioned and described in the schedule hereunder and shall be entitled from this day to erect raise buildings, structures , construction, according to his own choice and likings and to sink well garden, establish workshop, motor garrages and enjoy the property in any manner whatsoever he like or find necessary from generation to generation without any claim or interruption from any body or from the Vendor her heirs, assigns, legal representatives, executors and administrators. The Vendor further covenants that the said vendor shall and will and for all times to come at the request and cost of the said Purchaser his heirs, executors administrators and assigns do or execute or cause to be done or executed all such deed for further and more perfectly assuring the title of the purchaser to the said land,



said land, premises properties and hereditaments or any part thereof And the Vendor hereby further declares and covenants that the property described in the schedule below and conveyed hereby is free from all encumbrances and has not been mortgaged, charged or in any way transferred to any body or any part thereof or any interest therein and in case the purchasers are deprived of the whole or part of the property hereby sold by reason of any defect found in title of the Vendor, the Vendor at her own cost shall make good the defect in title and in case of any encumbrance or charge over the properties hereby transferred be found to be existing in future the Vendor shall pay up and redeem such charges or mortgages if any and make the property free from encumbrances and perfect the title thereto and in case of the Vendors failure to do so she shall be bound to pay to the purchasers by way of damages the whole amount of the sale price or such part of it or shall bare the same proportionately

to the whole as the case may be together with interest at the legal rate thereon. The rents ceases, Municipal Tax concerning and relating to the property hereby transferred that may be due from this date and get their names registered and mutated in the land lord's sherista and in the Municipality and other places and the Vendor shall render such help as may be required of their in that behalf and the Vendor hereby gives her consent and approval for such recording mutation of name in the land lord's sherista and in the Municipality.

The vendor further hands over all the relavant title deeds, documents and papers concerning the property to the purchasers and the vendor doth hereby also agree to render all help required of her by the purchasers in respect of the property sold hereby.

Schedule of the properties.

All that piece and parcel of land, properties and premises

contd.....9.

appendages messuages hereditaments and easements attached thereto situate on C.S plot no 9315 corresponding to R.S plot no 20213 appertaining to C.S khatian no 1090 corresponding to R.S khatian no 2362 of mouja Asansol Municipality within the District of Burdwan p.s. Sub- division and Sub-Registry Asansol.pargana Shergarh Touji no 19 Manbhum collectorate J.L. No 20 and within Asansol Municipal town measuring about .068 (point zero sixty eight decimals) equivalent to 4 (four) kattahs 4 (four) chittaks .

The vendor having permanent non-Agricultural right and proportionate rent is . 12 paise payable to the state of West Bengal.

The property hereby sold is butted and bounded on the north by the land of Haradhan Roy, on the west by the land of the purchaser purchased from Rajlaxmi Debi and another, on the east by the land of Baidyanath Roy and on the south by the purchaser's own land.

IN WITNESSES WHEREOF THE VENDOR put her signature and execute this Deed of conveyance on the date, and the year mentioned herein-above.

Witnesses :-  
 1. Anant Lal Ganguly  
 2. Sukhwinder Singh  
ASANSOL

Signature of the Vendor  
 Sudha Rani Ganguly

Typed by :  
 Ramlakshmi Banerjee -  
 Asansol

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N. 2.00



20.1.76



Approved  
F. J. Jones  
No. 391078

18.8.76  
W. J.