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6614/15

জেলা - দক্ষিণ ২৪-পরগনা

খতিয়ান নং- ৫৫৬

[১৬১৫০৪৫]

মৌজা - গড়াগাছা

জে.এল.নং- ৪৫

খানা - সোনারপুর

(১) রাজস্ব - ০.০০ টাকা

(২) জমির মোট পরিমাণ - ০.০৩ একর (৩) মোট দাগের সংখ্যা - ১

(৪) অত্র স্বত্বের দখলকারের বিবরণ (৫) স্বত্ব (৬) মন্তব্য

নাম	শাহিৎ ফার্ম হাওয়ারাইস এল.এল.পি	স্বত্ব	
পিতা/স্বামী*	সত্যেন্দ্র রায়		
ঠিকানা	নিজ		

(৭) অত্র স্বত্বের নিজ দখলীয় জমি :

দাগ নম্বর	জমির শ্রেণী	মন্তব্য	দাগের মোট পরিমাণ	দাগের মধ্যে অত্র স্বত্বের	দাগের মধ্যে অত্র- স্বত্বের জমির অংশের পরিমাণ	
			একর	অংশ	একর	হেক্টর
৯২	শালি		০.২৭	০.১০০০	০.০৩	

CERTIFIED TO BE A TRUE COPY
Officer Authenticated U/s-7B
of Indian Evidence Act

certified to be true copy of the Original
O.R. finally framed & finally published
under sub Section (2) of Sec 51 (A) of
B.L.A. Act.
Revenue Officer

দাগের মোট সংখ্যা এক মাত্র ০.০৩
Appl. Fee: Rs.10, Authentication Fee:1 x Rs.10= Rs.10, Total: Rs.20

GOVERNMENT OF WEST BENGAL
OFFICE OF THE BLOCK LAND AND LAND REFORMS OFFICER
SONARPUR, SOUTH 24 PARGANAS



Memo No.

41/1034/BL-SAP/16

Dated:

27.05

To

Sri/Smt.

Belowing-ferron Highrise L.L.P

S/o./W/o.

Village

33/1, Metaji Subhas road

P.O.

Harce street

Dist.

Kol - 700001

Sub: - Your application dated 09/03/16 praying for change of character
Of land from one class to another.

In terms of the provisions laid down in Section 4C of the W.B.L.R. Act, 1955 as amended upto date read with provisions of Rule 5A of W.B.L.R. Rules, 1965 (amended) permission is hereby accorded to you for conversion of land from one class to another as noted in the Schedule - I below with effect from this date subject to the terms and conditions as noted in Schedule - II.

SCHEDULE - I

Schedule of lands specially demarcated in the site plan for which conversion is allowed vide Case no. 251/16 of the office of the B.L.&L.R.O., Sonarpur, South 24 Parganas.

Mouza with J.L.	PS	Khatian		Plot No		Total area	Prsent Classification	Classification of land to which conversion is allowed	Area and share allowed for conversion
		LR	RS	LR	RS				
Garagadia - 45	Sonarpur	556		92		0.27 Acre	shali	Bantu	0.03 Acre Sh - 1000

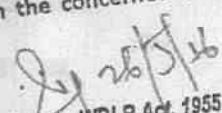
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SCHEDULE - II

(Terms and conditions for conversion)

- a) that the order directing change; conversion or alteration is without prejudice to any of the provisions of Chapter-IIB of the said Act;
- b) that the order directing change, conversion or alteration is without prejudice to the provision of sub-section (3) of section 6 of the West Bengal Estates Acquisition Act, 1953 (West Ben. Act 1 of 1954);
- c) that where the land is situated within any urban agglomeration within the meaning of the Urban Land (Ceiling and Regulation) Act, 1976 (33 of 1976), the order directing change, conversion or alteration is without prejudice to the provisions of the said Act;
- d) that where the land is situated within the jurisdiction of a Development Authority constituted under the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979), the order directing change, conversion or alteration is without prejudice to the provisions of the said Act;
- e) that where the land is situated within the area of East Kolkata Wetlands as defined in the East Kolkata Wetlands (Conservation and Management) Act, 2006 (West Ben. Act VII of 2006), the order directing change, conversion or alteration is without prejudice to any of the provision of the LA Act 1948.
- f) This permission for conversion is without prejudice to any of the provision made under the existing Act restricting felling of the terms.
- g) that where the object to change or conversion is to use the land for a purpose for which approval or permission or license from an appropriate authority is necessary, the order directing change, conversion or alteration is subject to obtaining such approval or permission or license from such authority as soon as the order granting changing or conversion as sought for is made;
- h) the Land Revenue shall be determined as per Sec 23 of the W.B.L.R. Act, 1955/Sec of the Kolkata Land Revenue Act 2003 as amended up to date.
- i) The permission for conversion will stand revoked if there is any violation of any of the provisions of prevailing laws enforcing prevention of environmental provision affecting public health in general of the locality at any point of time.
- k) The permission for conversion will also stand revoked if the land is used other than the purpose for which permission is given.
- l) Conversion is allowed. However necessary no-objection/approval from the concerned authorities must be obtained as required for such project.

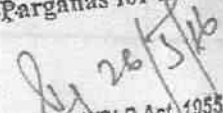

 Collector U/S 4C of the WBLR Act, 1955
 and
 Block Land & Land Reforms Officer
 Sonarpur, South 24 Parganas

Dated :



Memo No.

Copy forwarded to :-
 1. The Revenue Inspector,
 taking necessary action.

South 24-Parganas for information and


Collector U/S 4C of the WBLR Act, 1955
 and
 Block Land & Land Reforms Officer
 Sonarpur, South 24 Pargana

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R-06614/2015



3/9/15

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पश्चिमबङ्ग प्रश्चिम बंगाल WEST BENGAL
Certified that the document is attested
by registration, the signature sheets and
the endorsement sheets attached with
this document are part of this document

M 479339

Signature

District South Parganas
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas
3 SEP 2015

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made this 3rd day of September, Two
Thousand and Fifteen (2015);



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District Sub-Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908
Office, South 24 Parganas
- 3 SEP 2015

BETWEEN

1. SAILEN PRAMANICK @ SAILEN DAS (Holding PAN NO. CCQPD7900L), son of Kalicharan Pramanick, by occupation Cultivation by faith Hindu, by Nationality Indian and residing at Goragachha Purba,1, Sonarpur, Post office Garia, Police Station Sonarpur, Kolkata 700084, District 24 Parganas (South) AND **2. KALYANI PRAMANICK @ ANJALI BISWAS**, wife of Nemai Biswas and daughter of late Kalicharan Pramanick and by occupation House wife, by faith Hindu, by Nationality Indian and residing at 19, B.L.C. Mills Bye Lane, Serampore, Post office Mahesh-1, Police Station Serampore, PIN 712202, District Hooghly; hereinafter collectively called and referred to as the **"VENDORS"** (which expression shall unless excluded by or repugnant to the context mean and include their heirs legal heirs successors executors administrators and assigns) of the **ONE PART;**

AND

GLOWING FERN HIGHRISE LLP (Having PAN No AAMFG9939J) a partnership firm duly incorporated as per provision of 'Limited Liability Partnership Act, 2008' and having its registered address at registered address at 'Marshal House', Suite No. 807, 33/1, Netaji Subhas Road, P.S. Hare Street, Kolkata 700 001, represented by its Authourised Representative, Sri Satyananda Roy son of Sri Swapan Kumar Roy, by Faith Hindu, by Nationality Indian, by Occupation Service, residing at Duttapukur Srikrishna Nagar, Post Office Digha, Police Station – Duttapukur, District 24 Parganas (North), PIN – 743248, hereinafter called and referred to as the **PURCHASER** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successors-in-office and administrators, legal representatives) of the **OTHER PART:**

WHEREAS one Jatindra Nath Pramanick and Kalicharan Paramanik, since deceased, were the joint and absolute owners and lawfully seized and possessed of or otherwise well and sufficiently entitled to all that piece and parcel of sail land measuring about 27 Decimals more or less comprising in R.S. Dag No. 85



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corresponding to L.R. Dag No. 92 appertaining to R.S. Khatian No. 22, situated and lying at Mouza- Garagachha, J.L. No. 45, Ward No. 1 of Rajpur-Sonarpur Municipality, Police Station- Sonarpur, District South 24-Parganas and name of Jatindra Nath Pramanick and Kalicharan Pramanick were recorded in the Revisional Settlement of the Block and Land Revenue Department.

AND WHEREAS the said Jatindra Nath Pramanick died intestate leaving behind his wife, Sumati Pramanick and his surviving sons and daughters, namely, Jugal Das (Pramanick), Debu Das (Pramanick), Haran Das (Pramanick), Indubala Pramanick, Renuka Pramanick AND wife and two sons of his predeceased son, Niranjana Das (Pramanick), who are namely, Parul Das (Pramanick), Pravash Das (Pramanick) and Prasanta Das (Pramanick) (herein after referred to as the '**LEGAL HEIRS OF JATINDRA NATH PRAMANICK**'). Sumati Pramanick, wife of Jatindra Nath Pramanick, died intestate subsequently and as such her share was devolved upon the said legal heirs of Jatindra Nath Pramanick.

AND WHEREAS the said legal heirs of Jatindra Nath Pramanick jointly inherited undivided half share equivalent to land measuring about 08 Cottah 02 Chittaks 20 Sq. ft equivalent to 13 Decimals more or less of R.S. Dag No. 85 corresponding to L.R. Dag No. 92 appertaining to R.S. Khatian No. 22, situated and lying at Mouza-Garagachha, J.L. No. 45, Ward No. 1 of Rajpur-Sonarpur Municipality, Police Station- Sonarpur, District South 24-Parganas.

AND WHEREAS said Kalicharan Pramanick died intestate leaving behind his six sons, namely Palan Pramanick, Prafulla Pramanick, Bacharam Pramanick, Shyamal Pramanick, Sailen Pramanick and Ananda Pramanick and four daughters, namely, Kajol Pramanick, Kalyani Pramanick, Togarbala Pramanick and Durga Pramanick (herein after referred to as the '**LEGAL HEIRS OF KALICHARAN PRAMANICK**') as his legal heirs and heiresses and successors who jointly inherited the other undivided half share equivalent to land measuring about 08 Cottah 02 Chittaks equivalent to 14 Decimals more or less of R.S. Dag No. 85 corresponding to L.R. Dag No. 92 appertaining to R.S. Khatian No. 22, situated and lying at Mouza- Garagachha, J.L. No. 45, Ward No. 1 of Rajpur-Sonarpur Municipality,



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**District Sub-Registrar-IV
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Police Station- Sonarpur, District South 24-Parganas.

AND WHEREAS the said legal heirs of Jatindra Nath Pramanick and the said legal heirs of Kalicharan Pramanick amicably separated divided and demarcated their respective share for their better and peaceful enjoyment and management of their respective inherited share and accordingly legal heirs of Jatindra Nath Pramanick were allotted with the Northern half, contiguous with R.S. Dag No. 81 and legal heirs of Kalicharan Pramanick were allotted with the Southern half, of the said Dag No. R.S. 85.

AND WHEREAS the said legal heirs of Jatindra Nath Pramanick while seized possessed and sufficiently entitle thereof of ALL THAT piece and parcel of land measuring about 13 Decimals equivalent to 08 Kottah 02 Chittak 20 Square feet more or less comprised at R.S. Dag No. 85 corresponding to L.R. Dag No. 92 appertaining to R.S. Khatian No. 22, situated and lying at Mouza- Garagachha, J.L. No. 45, Ward No. 1 of Rajpur-Sonarpur Municipality, Police Station- Sonarpur, District South 24-Parganas; duly recorded their name in the records of the B.L. & L.R.O. and thereafter sold, conveyed and transferred the said land to SRI KISHAN MIRANIA AGARWAL (HUF) represented by its Karta, Kishan Mirania Agawal, son of Ram Bilash Agarwal of 36/1B, Lala Lajpath Rai Sarani, Police Station Bhowanipur, Kolkata 700 020, by and under a Deed of Conveyance dated 10-04-2008 duly registered in the Office of A.D.S.R., Sonarpur, South 24 Parganas and recorded in Book I, C.D. Volume No. 7, Pages 2851 to 2871, being No. 03103 for the year 2008; for the consideration mentioned therein.

AND WHEREAS the said, Palan Pramanick, Prafulla Pramanick, Bacharam Pramanick, Shyamal Pramanick, Sailen Pramanick, Ananda Pramanick, Kajol Pramanick, Kalyani Pramanick, Togarbala Pramanick and Durga Pramanick, being the legal heirs and heiresses of Kalicharan Pramanick while seized possessed and sufficiently entitle thereof of ALL THAT piece and parcel of land measuring about 14 Decimals equivalent to 08 Kottah 02 Chittak 00 Square feet more or less being the demarcated half share of R.S. Dag No. 85 corresponding to L.R. Dag No. 92 appertaining to R.S. Khatian No. 22, situated and lying at Mouza- Garagachha, J.L.



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No. 45, Ward No. 1 of Rajpur-Sonarpur Municipality, Police Station- Sonarpur, District South 24-Parganas (herein after referred to as 'SAID LAND'), duly their name in the records of the B.L. & L.R.O. and paid Khazna thereon, accordingly Palan Pramanick was allotted L.R. Khatian No. 112, Prafulla Pramanick was allotted L.R. Khatian No. 117, Bacharam Pramanick was allotted L.R. Khatian No. 140, Shyamal Pramanick was allotted L.R. Khatian No. 179, Sailen Pramanick was allotted L.R. Khatian No. 186, Ananda Pramanick was allotted L.R. Khatian No. 30, Kajol Pramanick was allotted L.R. Khatian No. 49, Kalyani Pramanick was allotted L.R. Khatian No. 44, Togarbala Pramanick was allotted L.R. Khatian No. 75 and Durga Pramanick was allotted L.R. Khatian No. 82.

AND WHEREAS each of the said legal heirs and heiresses of Kalicharan Pramanick had inherited 585 sq. ft. more or less in the said land by way of inheritance and have 0.0500 % of share in the said R.S. Dag No. 85 Corresponding to L.R. Dag No. 92, Mouza Goragachha, J.L. NO. 45, District 24 Parganas (South).

AND WHEREAS by and under an oral partition between the said legal heirs of Kalicharan Pramanick, said Sailen Pramanick @ Sailen Dag and Kalayani Pramanick @ Anjali Biswas, the Vendors herein, each having undivided 13 Chittak of land upon the said land, demarcated, partitioned and/or separated for better and peaceful enjoyment of their respective share of land and whereby the Vendors herein were jointly allotted with ALL THAT Land measuring about 01 (One) Cottah 10 (Ten) Chittaks equivalent to 2.69 Decimals more or less out of the Said Land and thereafter seized possessed the said demarcate portion jointly and absolute owners without any encumbrances from any corner what-so-ever.

AND WHEREAS said Sailen Pramanick @ Sailen Dag and Kalayani Pramanick @ Anjali Biswas, the Vendors herein, while seized and possessed of or otherwise well and sufficiently entitled of ALL THAT piece and parcel of LAND measuring about 01 (One) Cottah 10 (Ten) Chittaks equivalent to 2.69 Decimals be the same or little more or less comprising in R.S. Dag No. 85 corresponding to L.R. Dag 92, appertaining to L.R. Khatian Nos. 186 and 44, situated and lying at Mouza-Garagachha, J.L. No. 45, within limit of Ward No. 1 of Rajpur-Sonarpur



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Municipality, Police Station Sonarpur, District South 24-Parganas (herein after referred to as the 'Said Property') more fully and particularly described in the Schedule mentioned hereunder and for their own reasons and requirements decided to sell and transfer the said property and the Purchaser herein offered the Vendors to purchase the said property and the Vendors have agreed the proposal of the Purchaser for sell and transfer the said property for a total consideration of Rs. 16,00,000/- (Rupees Sixteen lacs only) on the following terms and conditions:

NOW THIS INDENTURE WITNESSETH as follows :-

In pursuance of the said agreement and in consideration of the said sum of Rs. 16,00,000/- (Rupees Sixteen lacs only) fully paid by the purchaser to the Vendors (the receipt whereof the Vendors doth hereby acknowledge and of and from the same and every part thereof release and forever discharge the purchaser and the said plot of land hereby conveyed) the said Vendors do hereby absolutely and indefeasibly grant, convey, sell, transfer, assign and assure unto the said purchaser **ALL THAT** piece and parcel of LAND measuring about 01 (One) Cottah 10 (Ten) **Chittaks equivalent to 2.69 Decimals** be the same or little more or less comprising in R.S. Dag No. 85 corresponding to L.R. Dag 92, appertaining to L.R. Khatian Nos. 186 and 44, situated and lying at Mouza- Garagachha, J.L. No. 45, within limit of Ward No. 1 of Rajpur-Sonarpur Municipality, Police Station Sonarpur, District South 24-Parganas, more fully described in the Schedule hereunder written and also shown in the Map or Plan annexed hereto by **RED border TOGETHER WITH** all liberties, privilege, easements and appurtenances whatsoever to the said property belonging or in any way appertaining or usually hold or occupied therewith or reputed to belong or be appurtenant thereto.

AND all the estate, right, title, interest, claim and demand whatsoever of the Vendors in or to the property hereby conveyed and every part thereof **TO HAVE AND TO HOLD** the same to the Purchaser absolutely and forever **AND** the Purchaser may hereafter peaceable and quietly possess and enjoy the said property in khas or through tenant without any claim or demand whatsoever from Vendor or any person claiming through or under them.



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AND the Vendors covenant to save harmless and keep indemnified the purchaser free from all sorts of encumbrances, charges and equities whatsoever.

The Vendors do hereby covenant with the Purchaser as follows:

- a) That notwithstanding any acts, deeds or things herein before done, executed or knowingly suffered to the contrary the Vendors are now lawfully seized and possessed of the said property free from all encumbrances, attachments or any defects in title whatsoever;
- b) That the interest, the Vendors do hereby profess to transfer, subsists and he has good right, full power and absolute authority to sell, transfer, grant, convey, assign and assure the said property hereby sold by these presents;
- c) That the Purchaser shall hereafter peaceably and quietly hold, possess and enjoy the said property and the said property without any claim or demand whatsoever from the Vendors or any person claiming through or under them;
- d) That the Vendors on this day with the execution of this Deed handovers and delivers the peaceful khas vacant possession of the property hereby conveyed unto and to the Purchaser herein and also delivers the documents and writings in respect of the said property in favour of the Purchaser herein.
- e) That the Vendors covenant with the Purchaser that they have a clear and marketable title in the said property being sold by these presents without any charges, encumbrances, litigation and defects in title. If any encumbrances, charges or defects in title are found or observed subsequently, the Vendors shall be responsible for all consequences thereof apart from indemnifying the Purchaser fully.
- f) That the Vendors covenant with the Purchaser, his/its heirs, successors/ successor-in-office, executors, administrators and assigns that they shall at the request and cost of the Purchaser do or execute or cause or caused to be done or executed all lawful acts, deed or things whatsoever for further and more perfecting the title of the said property or any part thereof sold by these presents;



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- g) That the Purchaser shall be entitled to mutate his name in the records of the local Municipality, Land and Land Reforms authority and also with the other authority with respect to the said property;
- h) That the Vendors shall be liable to pay all rates, taxes and other dues/arrears of any government dues or any other statutory authority with respect to the said property till the date of execution of this deed;
- i) That the Vendors covenant with the Purchasers that the said property is not affected/encumbered by any Government Notification, Urban Land (Ceiling and Regulation) Act, 1976 or any acquisition scheme under the West Bengal Estate Acquisition Act, 1955 or any other Act.
- j) The Vendors hereby agree that they will co-operate with the purchaser regarding installation/transfer/changer of electric meter in favour of the purchaser from the West Bengal State Electricity Distribution Company Limited.

SCHEDULE OF THE PROPERTY REFERRED TO ABOVE

ALL THAT piece and parcel of LAND measuring about **01 (One) Cottah 10 (Ten) Chittaks equivalent to 2.69 Decimals** be the same or little more or less comprising in **R.S. Dag No. 85 corresponding to L.R. Dag 92**, appertaining to **L.R. Khatian Nos. 186 and 44 (land measuring about 13 Chittaks more or less are sold under each L.R. Khatain number respectively)**, situated and lying at **Mouza-Garagachha, J.L. No. 45**, within limit of Ward No. 1 of Rajpur-Sonarapur Municipality, **Police Station Sonarpur**, District South 24-Parganas, A.D.S.R./ Sub Registrar Office at Garia, **District South 24-Parganas, TOGETHER WITH** all easement rights of the said passage/road which is shown in the map or plan annexed hereto by RED border, the said Map or Plan is part and parcel of this document. The annual proportionate rent of the said property is Rs. 82/- which is payable to the Collector, South 24-Parganas, who is to receive it on behalf of Govt. of West Bengal.



District Sub-Registrar-IV
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Butted and bounded by :-

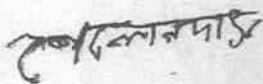
- On the North :** Part of R.S. Dag No. 85, land owned by B. M. Dealers Pvt. Ltd. ,
- On the South :** Remaining of R.S. Dag No. 85 thereafter R.S. Dag No. 84,
- On the East :** Part of R.S. Dag 86,
- On the West :** Part of R.S. Dag 82 / 5' feet wide village road.

IN WITNESS WHEREOF the Vendors hereto have executed these presents on the day month and year first above written.

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

1.

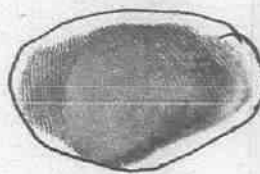
Smita Deb



W.O Saiten Deb

1 No word, Aasia, Aaragacha,

T. - Samarpul, 24 - Palguna

LTI of Anjali Biswas
by the pen of
Samiro Biswas

2. Samiro Biswas

S/O ~~Asit~~ Nilmai Biswas

VENDORS

19. B. L. C MILLS BYE Lane

Seerampore, HOOGHLY

712202



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District Sub-Registrar-IV
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Kollam - 24 Parganas.

- 3 SEP 2015

RECEIVED of and from within the named purchaser within mentioned sum of Rs. 16,00,000/- (Rupees Sixteen lacs only) as full and final consideration paid under these presents as per memo below:-

MEMO OF CONSIDERATION

Name of Vendor	CASH/ Draft No.	Date	Bank/Branch	Amount (in Rs.)
SAILEN PRAMANICK	CASH	01-09-2015		50,000/-
SAILEN PRAMANICK @ SAILAN DAS	Pay order NO, 666563	03-09-2015	DC B Bank Bhabanur Rd Br	7,50,000/-
KALYANI PRAMANICK	CASH	01-09-2015		50,000/-
KALYANI PRAMANICK @ ANJALI BISWAS	Pay order NO 666564	03-09-2015	DC B Bank Bhabanur Rd Br	7,50,000/-
TOTAL ==				16,00,000/-

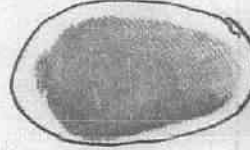
(SIXTEEN LACS ONLY)

WITNESSES :

1. *Smriti Das*

Smriti Das

2. *Samir Biswas*



LTI of Anjali Biswas
by the pen of
Samir Biswas

VENDORS

Drafted and prepared at my office
AND read over in Bengali,

Debabrata Chandra

(DEBABRATA CHANDRA, Advocate)
HIGH COURT, CALCUTTA
F-413/238/2002

Sl. No.	Name of the Party	Address	Remarks



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District Sub-Registrar-IV
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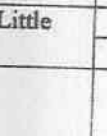
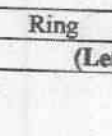
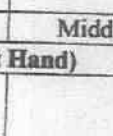
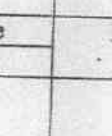
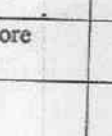
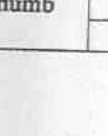
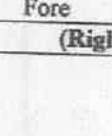
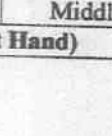
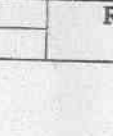
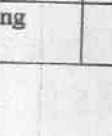
-3 SEP 2015



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

3 SEP 2015

SPECIMEN FORM FOR TEN FINGERPRINTS

	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
 Thumb	 Fore	 Middle	 Ring	 Little	
	(Right Hand)				
	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
 Thumb	 Fore	 Middle	 Ring	 Little	
	(Right Hand)				
	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
 Thumb	 Fore	 Middle	 Ring	 Little	
	(Right Hand)				
PHOTO	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
PHOTO	 Thumb	 Fore	 Middle	 Ring	 Little
	(Right Hand)				

LTI of Arjun's Arrows by the
 police station

for GLOWING FERN HIGHRISE LLP
 Sathya Srinivas Reddy
 Authorised Signatory

No. 12325 - Date 26/8/15
Sold to Debaraj Chandra Adv.
of High Court Calcutta -
Rupees 1000/-

Qes
Samiran Das
Stamp Vendor
Alipore Police Court
South 24 Pgs., Kol.



Am
District Sub-Registrar-IV
Registrar U/S 7(2) of
Registration Act 1908,
Alinore, South 24 Parganas
- SEP 2015

Identified by me
Samir Biswas

Name :- SAMIR BISWAS
Father's Name :- NIMAI BISWAS
Occupation :- BUSINESS
Address :- 19-B.L.C MILLS BYE LANE
SEARMPORE, MAHESH
B HOOGLY - 712202

2/9



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	16040000679335/2015	Query Date	01/09/2015
Office where deed will be registered	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas		
Applicant Name	Debabrata Chandra		
Address	163, Baitakhana Road, Thana : Muchipara, District : Kolkata, WEST BENGAL, PIN - 700009		
Applicant Status	Advocate		
Other Details	Mobile No. : 9230841673, e-Mail ID : debabrata163@gmail.com		
Transaction	[0101] Sale, Sale Document		
Additional Transaction Details			
Set Forth value	Rs. 16,00,000/-	Total Market Value:	Rs. 19,33,750/-
Stampduty Payable	Rs. 1,16,025/-	Stampduty Article:-	23
Registration Fee Payable	Rs. 21,295/-	Registration Fee Article:-	A(1), M(b), H
Expected date of the Presentation of Deed	03/09/2015		
Amount of Stamp Duty to be Paid by Non Judicial Stamp			Rs. 1,000/-
Mutation Fee Payable	DLRS server does not return any information		
Remarks			

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Garagachha	LR Plot No:- 92, LR Khatian No:- 186	13 Chatak	8,00,000/-	9,66,875/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 5 Ft.,
L2	District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Garagachha	LR Plot No:- 92, LR Khatian No:- 44	13 Chatak	8,00,000/-	9,66,875/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 5 Ft.,
Total :			2.68125 Dec	16,00,000/-	19,33,750/-	
Seller Details						
Sl No.	Name & Address	Status	Execution And Admission Details	Other Details		
1	Mr SAILEN PRAMANICK (Alias: Mr SAILEN DAS) Son of Late KALICHARAN PRAMANICK GORAGACHHA PURBA, 1 SONARPUR, Post Office: GARIA, Sonarpur, District:- South 24-Parganas, West Bengal, India, PIN - 700084	Individual	Executed by: Self, To be Admitted by: Self,	Sex: Male, By Caste: Hindu, Occupation: Cultivation, Citizen of: India, PAN No. CCQPD7900L,		
2	Mrs KALYANI PRAMANICK (Alias: Mrs ANJALI BISWAS) Wife of Mr NEMAI BISWAS 19, B.L.C. MILLS BYE LANE, SERAMPORE, Post Office: MAHESH, Serampur, District:-Hooghly, West Bengal, India, PIN - 712202	Individual	Executed by: Self, To be Admitted by: Self,	Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Form 60/61 supplied,		

Buyer Details				
Sl No.	Name & Address (Organization)	Status	Execution And Admission Details	Other Details
1	GLOWING FERN HIGHRISE LLP MARSHAL HOUSE, 33/1,N.S. ROAD, SUITE NO. 807, Post Office: G P O, Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001	Organization	Not Executed	PAN No. AAMFG9939J,
Identifier Details				
Identifier Name & Address		Other Details		Identifier of
Mr SAMIR BISWAS Son of Mr NEMAI BISWAS 19, B.L.C. MILLS BYE LANE, SERAMPORE, Post Office: MAHESH, Serampur, Serampore, District:-Hooghly, West Bengal, India, PIN - 712202		Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India,		Mr SAILEN PRAMANICK, Mrs KALYANI PRAMANICK
Bank Details				
Bank details have not been supplied				



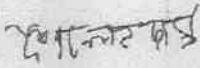


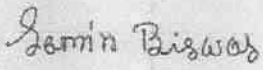
For Information only

Note:

1. If the given informations are found to be given incorrect, then the assessment made stands invalid.
2. e-Assessment report is valid for one month only.
3. Standard User charge of Rs. 175/- (Rupees one hundred seventy five) only includes all taxes per transaction upto 15 (fifteen) pages and Rs 6/- (Rupees six) only for each additional page will be applicable.
4. Online Payment of Stamp Duty and Registration Fees can be made if Stamp Duty Payable is more than Rs. 5000/-.
5. This e-Assessment report is to be signed by all Sellers and Buyers.
6. Web-based e-Assessment report will be provisional one and subject to final verification by Registering Officer.
7. Quoting of PAN no. of Seller and Buyer of a property is a must where the transaction involves a property valued at Rs. 5 lac or more (IT Rules).
If the party concerned do not have a PAN number, he/she will make a declaration in form no. 60 giving therein the particulars of such transaction.
8. Rs 50/- (Rupees fifty only) will be charged from the Applicant for issuing of this e-Assessment Slip (Urban Area).

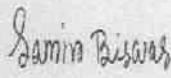
Seller, Buyer and Property Details

A. Seller & Buyer Details

Seller Details			
SL No.	Name, Address, Photo, Finger print and Signature		
1	<p>Mr SAILEN PRAMANICK (Alias: Mr SAILEN DAS) Son of Late KALICHARAN PRAMANICK GORAGACHHA PURBA, 1 SONARPUR, P.O:- GARIA, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700084 Sex: Male, By Caste: Hindu, Occupation: Cultivation, Citizen of: India, PAN No. CCQPD7900L, Status : Self Date of Execution : 03/09/2015 Date of Admission : 03/09/2015 Place of Admission of Execution : Office</p>	 9/3/2015 1:48:11 PM hrs	 LTI 9/3/2015 1:48:19 PM hrs
		 9/3/2015 1:49:05 PM hrs	
2	<p>Mrs KALYANI PRAMANICK (Alias: Mrs ANJALI BISWAS) Wife of Mr NEMAI BISWAS 19, B.L.C. MILLS BYE LANE, SERAMPUR, P.O:- MAHESH, P.S:- Serampur, District:-Hooghly, West Bengal, India, PIN - 712202 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Status : Self Date of Execution : 03/09/2015 Date of Admission : 03/09/2015 Place of Admission of Execution : Office</p>	 9/3/2015 1:49:22 PM hrs	 LTI 9/3/2015 1:49:28 PM hrs
		 By the Pen of 9/3/2015 1:49:51 PM hrs	

Buyer Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	GLOWING FERN HIGHRISE LLP MARSHAL HOUSE, 33/1,N.S. ROAD, SUITE NO. 807, P.O:- G P O, P.S:- Hare Street, Kolkata, District:- Kolkata, West Bengal, India, PIN - 700001 PAN No. AAMFG9939J, Status : Organization

B. Identifire Details

Identifier Details			
SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr SAMIR BISWAS Son of Mr NEMAI BISWAS 19, B.L.C. MILLS BYE LANE, SERAMPORE, P.O:- MAHESH, P.S:- Serampur, Serampore, District:- Hooghly, West Bengal, India, PIN - 712202 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India,	Mr SAILEN PRAMANICK, Mrs KALYANI PRAMANICK	 9/3/2015 1:50:09 PM hrs

C. Transacted Property Details

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Garagachha	LR Plot No:- 92 , LR Khatian No:- 186	13 Chatak	8,00,000/-	9,66,875/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 5 Ft.,
L2	District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Mouza: Garagachha	LR Plot No:- 92 , LR Khatian No:- 44	13 Chatak	8,00,000/-	9,66,875/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 5 Ft.,

Transfer of Property from Seller to Buyer				
Sch No.	Name of the Seller	Name of the Buyer	Transferred	Transferred Area

Transfer of Property from Seller to Buyer				
Sch No.	Name of the Seller	Name of the Buyer	Transferred Area	Transferred Area in(%)
L1	Mr SAILEN PRAMANICK	GLOWING FERN HIGHRISE LLP	13	100
L2	Mrs KALYANI PRAMANICK	GLOWING FERN HIGHRISE LLP	13	100

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	Debabrata Chandra
Address	163, Baitakkhana Road, Thana : Muchipara, District : Kolkata, WEST BENGAL, PIN - 700009
Applicant's Status	Advocate

Office of the D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas

Endorsement For Deed Number : I - 160406614 / 2015

Query No/Year	16040000679335/2015	Serial no/Year	1604006979 / 2015
Deed No/Year	I - 160406614 / 2015		
Transaction	[0101] Sale, Sale Document		
Name of Presentant	Mr SAILEN PRAMANICK	Presented At	Office
Date of Execution	03-09-2015	Date of Presentation	03-09-2015
Remarks			

On 03/09/2015

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 of Indian Stamp Act 1899.

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

Presented for registration at 13:46 hrs on : 03/09/2015, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Mr SAILEN PRAMANICK Alias Mr SAILEN DAS, one of the Executants.

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 19,33,750/-

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

Execution is admitted on 03/09/2015 by

Mr SAILEN PRAMANICK, Alias Mr SAILEN DAS, Son of Late KALICHARAN PRAMANICK, GORAGACHHA PURBA, 1 SONARPUR, P.O: GARIA, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, By caste Hindu, By Profession Cultivation

Indetified by Mr SAMIR BISWAS, Son of Mr NEMAI BISWAS, 19, B.L.C. MILLS BYE LANE, SERAMPORE, P.O: MAHESH, Thana: Serampur, , City/Town: SERAMPORE, Hooghly, WEST BENGAL, India, PIN - 712202, By caste Hindu, By Profession Business

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

Execution is admitted on 03/09/2015 by

Mrs KALYANI PRAMANICK, Alias Mrs ANJALI BISWAS, Wife of Mr NEMAI BISWAS, 19, B.L.C. MILLS BYE LANE, SERAMPORE, P.O: MAHESH, Thana: Serampur, , Hooghly, WEST BENGAL, India, PIN - 712202, By caste Hindu, By Profession House wife

Indetified by Mr SAMIR BISWAS, Son of Mr NEMAI BISWAS, 19, B.L.C. MILLS BYE LANE, SERAMPORE, P.O: MAHESH, Thana: Serampur, , City/Town: SERAMPORE, Hooghly, WEST BENGAL, India, PIN - 712202, By caste Hindu, By Profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 21,295/- (A(1) = Rs 21,263/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by Draft Rs 21,295/-

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2015, Page from 68058 to 68078
being No 160406614 for the year 2015.



Tridip Misra

Digitally signed by TRIDIP MISRA
Date: 2015.09.03 18:58:02 -07:00
Reason: Digital Signing of Deed.

(Tridip Misra) 03/09/2015 18:57:59
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)
