

05409/18

D - 05349/18



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

E 126443

1/242080/18
 31/08/18 at New Alipore
 4.10 p.m.
 [Signature]

The endorsement sheets attached to this document are the part of this document

[Signature]
 Sr. Dist. Sub-Registrar
 Bishnupur South 24.7.18

05 SEP 2018

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made this the 31st day of

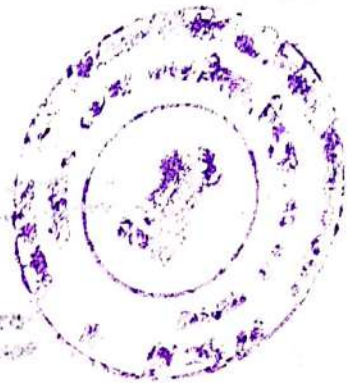
August Two Thousand and Eighteen (2018) BETWEEN

19374 Date: 30/08/2018
Sold to: OAS Realtors Bishnupur
at: Bishnupur
Rupees: 50000

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

19374 on 5000/- as per documentary
E 158443

Kita Rakshit



2479

31-08-18

Kita Rakshit

ADD
Addl. Dist. Sub-Registrar, Bishnupur
District- South 24 Parganas
31 AUG 2018



2480

For OAS Realtors Pvt. Ltd.
Rangan Ali Sik
Director

Babli Beg
S/o - H. Golam Ali Beg
Gazipur, P.O. - Kangarberia
Bishnupur, 24 Pgs., 743503.

: 2 :

SMT. MITA RAKSHIT wife of Sri Pradip Kumar Rakshit, having her PAN - ATSPR4272N, by Faith - Hindu, by Occupation - Housewife, by Nationality - Indian, formerly residing at 45, S. R. Das Road, P.O. & P.S. Kalighat, Kolkata - 700026, presently residing at 675/B, Diamond Harbour Road, P.O. & P.S. New Alipore, Kolkata - 700053, under the State of West Bengal, hereinafter called and referred to as the "**VENDOR**" (which term or expression shall unless excluded by or repugnant to the context or subject to be deemed to mean and include her heirs, successors, executors, administrators, legal representatives and assigns) of the **ONE PART.**

AND

OAS REALTORS PRIVATE LIMITED a Private Limited Company, incorporated within the meaning of the Companies Act., 1956, PAN - AABCO1647F, having its registered Office at Bibirhat, P.O. Bakhrabat, P.S. Bishnupur, District South 24 Parganas, Pin - 743377,

and City Office at 522A/1, Diamond Harbour Road, 1st Floor, P.O. & P.S. Behala, Kolkata - 700034, being represented by its Director **RAMJAN ALI SEKH** son of Late Sawkat Ali Sekh, having PAN - AZEPS7322L, by Faith - Islam, by Nationality - Indian, by Occupation - Business, residing at Village - Nandabhanga, P.O. Bakrahat, P.S. Bishnupur, District South 24 Parganas, Pin - 743377, hereinafter called and referred to as the "**PURCHASER**" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successors-in-office, successors, executors, administrators, legal representatives and assigns) of the

OTHER PART.

WHEREAS One Sannyasi Charan Patra, since deceased was seized and possessed of or otherwise well and sufficiently entitled to **ALL THAT** piece and parcel of Sali land measuring more or less an area of 34 Decimals out of which Sali land measuring more or less an area of 26 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land

measuring more or less an area of 08 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas and accordingly the said Sannyasi Charan Patra, since deceased while seized and possessed of the said land duly recorded his name in the records of the Revisional Settlement and finally, fully and absolutely published his name in the records of rights under R.S. Khatian Nos. 209 and 182 in respect of the said land and the said Sannyasi Charan Patra, since deceased seized and possessed of the same by paying rents and taxes to the competent authority without any lets or hindrances, free from all encumbrances.

AND WHEREAS *the said Sannyasi Charan Patra died intestate leaving behind him, two sons namely Balaram Patra and Rajani Patra, both since deceased, as his only surviving legal heir*

: 5 :

or successor to inherit the said land under the provision of the Hindu Succession Act., 1956, then in force.

AND WHEREAS after the demise of the said Sannyasi Charan Patra his surviving legal heir and/or successor namely Balaram Patra entitled to eight annas owner of **ALL THAT** piece and parcel of Sali land measuring more or less an area of 17 Decimals out of which Sali land measuring more or less an area of 13 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land measuring more or less an area of 04 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas.

AND WHEREAS in pursuance above the said Balaram Patra while seized and possessed of the said land due to urgent

need of money sold, transferred, conveyed, assigned and assured of **ALL THAT** piece and parcel of Sali land measuring more or less an area of 17 Decimals out of which Sali land measuring more or less an area of 13 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land measuring more or less an area of 04 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas, unto and in favour of **SMT. MITA RAKSHIT** wife of Sri Pradip Kumar Rakshit, of 45, S. R. Das Road, P.O. & P.S. Kalighat, Kolkata - 700026, under the State of West Bengal, being the Present Vendor herein, by virtue of a registered Bengali Deed of Sale, dated 04.05.1982, duly registered in the office of District Registrar at Alipore, recorded in Book No.I, Volume No. 146, Pages from 34 to 40, Being No. 5590 for the year 1982 at a valuable consideration.

AND WHEREAS thus the said **SMT. MITA RAKSHIT** wife of Sri Pradip Kumar Rakshit, of 45, S. R. Das Road, P.O. & P.S. Kalighat, Kolkata - 700026, under the State of West Bengal, being the Present Vendor herein became the absolute lawful owner of **ALL THAT** piece and parcel of Sali land measuring more or less an area of 17 Decimals out of which Sali land measuring more or less an area of 13 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land measuring more or less an area of 04 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas and accordingly the Present Vendor herein duly recorded her name in the records of L.R. Settlement and finally, fully and absolutely published her name in the records of rights under **L.R. Khatian No. 686** in respect of the said land.

AND WHEREAS the Present Vendor being in need of money for meeting her various legal necessities declared for absolute sale of the said **ALL THAT** piece and parcel of **Sali land** measuring more or less an area of **10 (ten) Cottahs 04 (four) Chattaks 40 (forty) Sq.ft. corresponding to 17 Decimals** out of which **Sali land** measuring more or less an area of **06 Decimals, comprised in R.S. & L.R. Dag No. 531, appertaining to R.S. Khatian No. 209, under L.R. Khatian No. 686, and Sali land** measuring more or less an area of **02 Decimals, comprised in R.S. & L.R. Dag No. 532, appertaining to R.S. Khatian No. 182, under L.R. Khatian No. 686, and Sali land** measuring more or less an area of **07 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land** measuring more or less an area of **02 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under**

*Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas, A.D.S.R. at Bishnupur, D.S.R. - IV at Alipore, TOGETHER WITH right to use of all easement and quasi-easement attached with the said and also adjacent to the said land and the Purchaser herein proposed to purchase the said land at a fixed price of **Rs.40,00,000/- (Rupees Forty Lakhs) only.***

*NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of **Rs.40,00,000/- (Rupees Forty Lakhs) only** being the lawful money of the union of India well and truly paid by the said Purchaser to the Vendor on or before the execution of these presents and that being the full consideration money of the said land (the receipt whereof the Vendor do hereby admit and acknowledge as per Memo of consideration hereunder written) and of and from the same and every part thereof the Vendor do*

: 10 :

hereby acquit, release and forever discharge the said Purchaser as the said land hereby transferred the Vendor do hereby grant, transfer, convey, sell, assure and assign unto the said Purchaser in respect of **ALL THAT** piece and parcel of **Sali land** measuring more or less an area of **10 (ten) Cottahs 04 (four) Chattaks 40 (forty) Sq.ft. corresponding to 17 Decimals** out of which **Sali land** measuring more or less an area of **06 Decimals, comprised in R.S. & L.R. Dag No. 531, appertaining to R.S. Khatian No. 209, under L.R. Khatian No. 686, and Sali land** measuring more or less an area of **02 Decimals, comprised in R.S. & L.R. Dag No. 532, appertaining to R.S. Khatian No. 182, under L.R. Khatian No. 686, and Sali land** measuring more or less an area of **07 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land** measuring more or less an area of **02 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under**

Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas, A.D.S.R. at Bishnupur, D.S.R. - IV at Alipore, TOGETHER WITH right to use of all easement and quasi-easement adjacent to the said property as described in the schedule hereunder written or howsoever otherwise the said land hereditaments now is or are or heretofore was or were situated, butted, bounded, called, known, numbered, described or distinguished with all other former and ancient rights, liberties, benefits privileges, advantages, easements, appurtenances whatsoever to the said land belonging or in anywise appertaining thereto or usually held, used, enjoyed and occupied therewith or reputed to belong to be appurtenant thereto and the reversion or reversions, remainder or remainders and the rents, issues and profits thereof and all the estate, right, title interest, claim and demand whatsoever both at law and in equity of the Vendor into and upon the said and every part thereof and all the deeds, pattahs, muniments, writings evidences, of title relating to

or concerning the said land hereditaments and land or every part thereof which now are or may hereafter be in the custody power, control or possession of the Vendor or any person or persons from whom the said Vendor may procure the same without any lawful action or suit to have and to hold the said land and hereditaments so to be unto the said Purchaser absolutely forever free from all encumbrances. The Vendor do hereby covenant with the said Purchaser that notwithstanding any act, thing, deed, matters, whatsoever made done or executed or knowingly suffered to the contrary the Vendor now has good right, full power, absolute authority and indefeasible title to grant, transfer, convey, sell the said land hereby sole or expressed or intended so to be unto and to the use of the said Purchaser in the manner aforesaid and delivered vacant and peaceful possession thereof simultaneously with the execution of these presents and that the Purchaser shall and may at all times hereafter peaceably and quietly hold, possess and enjoy the said Vendor every part thereof and pay the rents to

the Collector South 24 Parganas for the State of W. B. upon getting the name duly mutated in the B.L. & L.R.O. concerned in place of the Vendor and receive the rents, issues, and profits thereof without any lawful eviction, interruption claim and demand etc.

FURTHER THAT *the Vendor and all persons having or lawfully or equitably claiming any estate or interest upon the said land or any part thereof under or in trust for the Vendor shall and will from time to time or at all times hereafter at the costs and request of the Purchaser do and execute or cause to be done and executed all such acts, deeds, and things and matters whatsoever for further better and more perfectly assuring and conveying the land to and unto the said Purchaser as shall or may reasonably be required.*

THE VENDOR *also declares that the land, hereditaments and land hereby sold has not been previously leased, mortgaged, sold nor in any way transferred by the Vendor and there is no charge, liens, lispendens, encumbrances and attachments*

whatsoever. The said land, hereditaments and land is not subject to any litigation nor any case, suit or proceeding is pending against the said land and/or land before any Court of Law. The Vendor sold the said land, hereditaments and land having good, clear and marketable title therein and free from all encumbrances.

THE SAID LAND HAS not been acquired by the State Govt. of West Bengal, Acquisition and Requisition Department or any other authority concern nor the Vendor received any notice for acquisition or requisition of the said land or any part thereof.

IF ANY OF THE REPRESENTATIONS OR COVENANTS made hereinbefore by the Vendor is subsequently found to be false or any fraud is detected hereafter the Vendor shall be liable to compensate the loss if sustained by the Purchaser.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of **Sali land** measuring more or less an area of **10 (ten) Cottahs 04 (four) Chattaks 40 (forty) Sq.ft. corresponding to 17 Decimals** out of which **Sali land** measuring more or less an area of **06 Decimals, comprised**

in R.S. & L.R. Dag No. 531, appertaining to R.S. Khatian No. 209, under L.R. Khatian No. 686, and Sali land measuring more or less an area of 02 Decimals, comprised in R.S. & L.R. Dag No. 532, appertaining to R.S. Khatian No. 182, under L.R. Khatian No. 686, and Sali land measuring more or less an area of 07 Decimals, comprised in R.S. Dag No. 531, appertaining to R.S. Khatian No. 209, and Sali land measuring more or less an area of 02 Decimals, comprised in R.S. Dag No. 532, appertaining to R.S. Khatian No. 182, lying and situate at Mouza - Gazipur, J.L. No. 24, R.S. No. 107, Pargana - Magura, District Collectorate Touzi No. 93, under Police Station - Bishnupur, within the jurisdiction of Nahazari Gram Panchayet, in the District South 24 Parganas, A.D.S.R. at Bishnupur, D.S.R. - IV at Alipore, TOGETHER WITH right to use of all easements and quasi-easements adjacent to the said plot of land thereto and the said plot of Sali land hereby sold delineated by a Map or Plan annexed hereto and depicted by "RED" border lines and the same is butted and bounded as under :-

<u>Mouza</u>	<u>Khatian No.</u>	<u>Dag No.</u>	<u>Classification</u>	<u>Measurement</u>
Gazipur	R.S. 290	531	Sali	06 Dec.
	L.R. 686			
	R.S. 182	532	Sali	02 Dec.
	L.R. 686			
<u>Mouza</u>	<u>Khatian No.</u>	<u>Dag No.</u>	<u>Classification</u>	<u>Measurement</u>
Gazipur	R.S.	R.S.	Sali	07 Dec.
	290	531		
	182	532	Sali	02 Dec.
<u>Total</u>			<u>10 Cottahs 04 Chattaks</u>	
			<u>40 Sq.ft. equivalent to</u>	
			<u>17 Decimals</u>	

BUTTED AND BOUNDED UNDER DAG NO. 531.

ON THE NORTH : Purchaser's Land under Dag No. 532.

ON THE SOUTH : Land under Part of Dag No. 531.

ON THE EAST : Land under Part of Dag No. 531.

ON THE WEST : Land under Part of Dag No. 531.

BUTTED AND BOUNDED UNDER DAG NO. 532.

ON THE NORTH : Land under Dag No. 533.

ON THE SOUTH : Purchaser's Land under Dag No. 531.

ON THE EAST : Purchaser's Land under Dag No. 532.

ON THE WEST : Land under Part of Dag No. 532.

: 17 :

IN WITNESS WHEREOF the parties have hath hereunto sets and subscribed their hand and seals on this the day, month and year first above written.

SIGNED AND DELIVERED AT KOLKATA

in the presence of:

WITNESSES:-

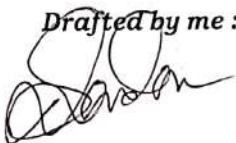
1. Bablu Bag
Bazipur

2. Sangam Rakshit
SANGHAM RAKSHIT
675 B BLOCK O
NEW ALIPORE
KOLKATA - 700053

Kita Rakshit

SIGNATURE OF THE VENDOR

Drafted by me :-



Dhananjoy Sardar
Advocate

F/1019/2015
Alipore Police Court, Kol-27

DHANANJOY SARDAR

Advocate

Alipore Police Court
Kolkata - 700027.

Computer printed by:

Kuntal Mukherjee

For OAS Realtors Pvt. Ltd.

Rangan Ali Sa
Director

SIGNATURE OF THE PURCHASER

MEMO OF CONSIDERATION

RECEIVED of and from the within named Purchaser the within mentioned the sum of **Rs.40,00,000/- (Rupees Forty Lakhs) only** being the full and entire consideration money of this Indenture by following memo of Consideration :

MEMO

By way of R.T.G.S. vide Transaction No. IBKLR92018082900090361, dated 29.08.18 drawn on IDBI Bank, Amtala Branch

Rs.40,00,000/-

Rs.40,00,000/-

(Rupees Forty Lakhs only)

WITNESSES:

1. Babli Beg
Gazipur

2. Sangam Rakshit
SANGRAM RAKSHIT
675 B BLOCK O
NEW ACIPORE
KOLKATA - 700 053

Kita Rakshit
SIGNATURE OF THE VENDOR

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

GRN: 19-201819-028059369-1
GRN Date: 30/08/2018 14:55:16
BRN: CKG9347073

Payment Mode Online Payment
Bank: State Bank of India
BRN Date: 30/08/2018 14:55:51

DEPOSITOR'S DETAILS

Name : Dhananjoy Sardar
Contact No. :
E-mail :
Address : Alipore Police Court
Applicant Name : Mr DHANANJOY SARDAR
Office Name :
Office Address :
Status of Depositor : Advocate
Purpose of payment / Remarks : Sale, Sale Document Payment No 3
Id No. : 16131000242080/3/2018
(Query No./Query Year)
Mobile No. : +91 7685088085

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount [₹]
1	16131000242080/3/2018	Property Registration- Stamp duty	0030-02-103-003-02	195020
2	16131000242080/3/2018	Property Registration- Registration Fees	0030-03-104-001-16	40014
3	16131000242080/3/2018	Mutation/Conversion -Receipt	0029-00-800-028-27	320

Total

235354

In Words : Rupees Two Lakh Thirty Five Thousand Three Hundred Fifty Four only

Major Information of the Deed

Deed No :	I-1613-05349/2018	Date of Registration	05/09/2018
Query No / Year	1613-1000242080/2018	Office where deed is registered	
Query Date	29/08/2018 4:19:04 PM	A.D.S.R. BISHNUPUR, District: South 24-Parganas	
Applicant Name, Address & Other Details	DHANANJOY SARDAR ALIPORE POLICE COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 7685088085, Status : Advocate		
Transaction	[0101] Sale, Sale Document		
Set Forth value	Rs. 40,00,000/-		
Stampduty Paid(SD)	Rs. 2,00,020/- (Article:23)		
Remarks	Additional Transaction [4308] Other than Immovable Property, Agreement [No of Agreement : 2] Market Value Rs. 40,00,000/- Registration Fee Paid Rs. 40,014/- (Article:A(1), E)		

Land Details :

District: South 24-Parganas, P.S:- Bishnupur, Gram Panchayat: NAHAJARI, Mouza: Gazipur

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1	LR-531	LR-686	Bastu	Shali	6 Dec	14,00,000/-	14,00,000/-	
L2	LR-532	LR-686	Bastu	Shali	2 Dec	6,00,000/-	6,00,000/-	
L3	LR-531		Bastu	Shali	7 Dec	14,00,000/-	14,00,000/-	
L4	LR-532		Bastu	Shali	2 Dec	6,00,000/-	6,00,000/-	
		TOTAL :			17Dec	40,00,000 /-	40,00,000 /-	
		Grand Total :			17Dec	40,00,000 /-	40,00,000 /-	

Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Smt Mita Rakshit (Presentant) Wife of Shri Pradip Kumar Rakshit , 675/B, Diamond Harbour Road, P.O:- New Alipore, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700053 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ATSPR4272N, Status :Individual, Executed by: Self, Date of Execution: 31/08/2018 , Admitted by: Self, Date of Admission: 31/08/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 31/08/2018 , Admitted by: Self, Date of Admission: 31/08/2018 ,Place : Pvt. Residence

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	OAS REALTORS PRIVATE LIMITED , Bibirhat, P.O:- Bakhrahat, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 743377 , PAN No.:: AABCO1647F, Status :Organization, Executed by: Representative

Major Information of the Deed :- I-1613-05349/2018-05/09/2018

11/09/2018 Query No:-16131000242080 / 2018 Deed No :I - 161305349 / 2018, Document is digitally signed.

Representative Details :

Name, Address, Photo, Finger print and Signature

Ramjan Ali Sekh

Son of Late Sawkat Ali Sekh , Nandabhanga, P.O:- Bakhrayat, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 743377, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , PAN No.:: AZEPS7322L Status : Representative, Representative of : OAS REALTORS PRIVATE LIMITED (as DIRECTOR)

Identifier Details :

Name & address

Bablu Beg
Son of Late Golam Ali Beg
, Gazipur, P.O:- Kanganberia, P.S:- Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN - 743503, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , Identifier Of Smt Mita Rakshit, Ramjan Ali Sekh

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Smt Mita Rakshit	OAS REALTORS PRIVATE LIMITED-6 Dec

Transfer of property for L2

SI.No	From	To. with area (Name-Area)
1	Smt Mita Rakshit	OAS REALTORS PRIVATE LIMITED-2 Dec

Transfer of property for L3

SI.No	From	To. with area (Name-Area)
1	Smt Mita Rakshit	OAS REALTORS PRIVATE LIMITED-7 Dec

Transfer of property for L4

SI.No	From	To. with area (Name-Area)
1	Smt Mita Rakshit	OAS REALTORS PRIVATE LIMITED-2 Dec

Endorsement For Deed Number : I - 161305349 / 2018

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 2,00,020/- and Stamp Duty paid by online = Rs 2,00,020/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Date of Online Payment on 30/08/2018 2:55PM with Govt. Ref. No: 192018190280593691 on 30-08-2018, Amount Rs: 1,95,020/-,
Bank: State Bank of India (SBIN0000001), Ref. No. CKG9347073 on 30-08-2018, Head of Account 0030-02-103-003-



Asif Nadim
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BISHNUPUR
South 24-Parganas, West Bengal

On 05-09-2018

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.

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 2,00,020/- and Stamp Duty paid by Stamp Rs 5,000/-

Description of Stamp

- 1. Stamp: Type: Court Fees, Amount: Rs.10/-
- 2. Stamp: Type: Impressed, Serial no 126443, Amount: Rs.5,000/-, Date of Purchase: 30/08/2018, Vendor name: Samiran Das



Asif Nadim
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BISHNUPUR
South 24-Parganas, West Bengal



Major Information of the Deed :- I-1613-05349/2018-05/09/2018

ate of Registration under section 60 and Rule 69.
tered in Book - I
me number 1613-2018, Page from 128278 to 128310
ng No 161305349 for the year 2018.



Digitally signed by ASIF NADIM
Date: 2018.09.11 17:15:27 +05:30
Reason: Digital Signing of Deed.

(Asif Nadim) 11-09-2018 17:15:02
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BISHNUPUR
West Bengal.

(This document is digitally signed.)

SALE DEED PLAN AT MOUZZA-GAZIPUR T.L. NO-24 R.S. NO. 107 TOUZI NO-93.
R.S. & L.R. DAG NO-531 & 532 R.S. KH/NO-290 & 182 L.R. KH/NO-686 LAND AREA MARKED-
BY RED BORDER. P.S. BISHNUPUR DIST- SOUTH-24 PGS.

SCALE 1:500



O.A.S. REALTORS PVT. LTD.
DIRECTOR - RAMTANU MALLICK

VENUEE -

For OAS Realtors Pvt. Ltd.

Rampun As'sk
 Director

W/G Fabelit











29/08/2018

SURVEYOR B.A.T
MIKHIL CH B.A.T
 P.O. Ghanshyamba
 P.S. Bishnupur, Dist-24 PGS. NO. 93
 Regd. No. 10601

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					





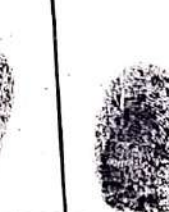





Name.....

Signature.....

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name..... For OAS Realtors Pvt. Ltd.

Signature..... *Ramjan Ali SK*
Director

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name..... *HITA RAKSHIT*

Signature..... *Hita Rakshit*