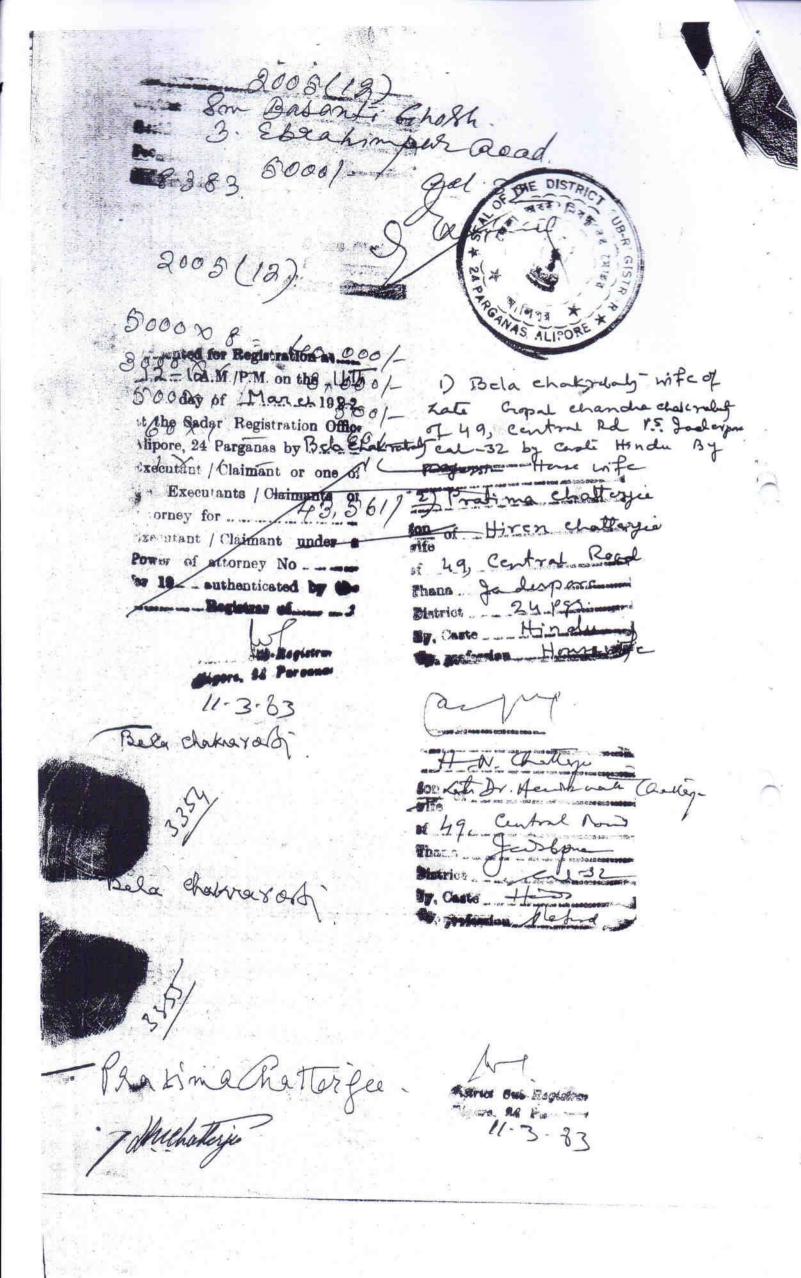


Ra 5600 43561

of March, One Theusand Nine Busted Eighty Three BETWEEN SRIMATI BELA CHARRABORTY Wife of Late Gopal Chandra Chakraborty, by easte Hindu , by occupation house-wife, residing at 40 Central P.S. Jadavpur, Calcutta-700032, hereinsties Calcutant and / or referred as the VanDOR which expression

contd ..





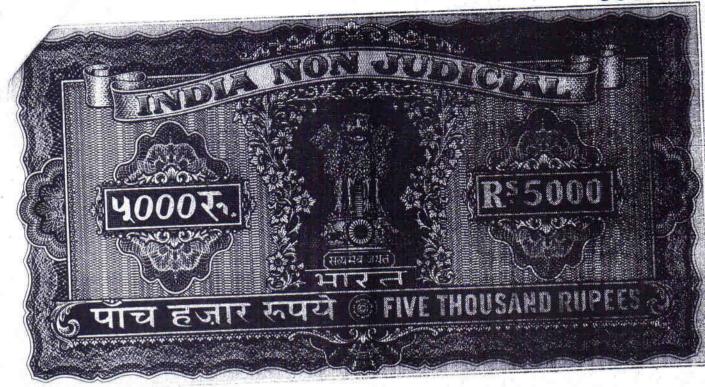
- 2 -

shall unless excluded by or repugnant to the context mean and include her heirs, executors, administrators and representatives of the ONE PART AND SRIMATI BASANTI GHOSH, Wife of Late Sukesh - Ranjan Ghosh, by caste Hindu, by occupation at House -wife, residing at No. 3, Ibrahimpur Residence - Saladavpore, Calcutta-700032 hereinafter Called and / or referred to as " PURCHASER" which expression contd ...

2005 (12).
800 Basonti Gholl
3. Ebrahim pur Quad.
18.3.83 \$000[- Cal. 32



Bustriol Bub-Registres Migers, 84 Persons (1.3.83



- 3 -



shall unless excluded by er repugnant to the context mean and include her heirs, executors, administrators and representatives and assigns on the OTHER PART AND SRIMATI PRATIMA CHATTERJEE, wife of Shri Hiren Chatterjee by caste Hindu, by Occupation House-wife, residing at 49, Central Read, P.S. Jadavpur, Calcutta-700032, hereinafter Called and referred to as the CONFIRMING PARTY which - expression shall unless excluded by er repugnant to centext mean and include her heirs, executors, administrators

2008 (12). Som Basent Thosh 3. 2 breaking pur Road. 61000/-/ cal 32.



Statrice Sub-Registran

Supera. 34 Parama

[1] - 3 - 23



_ 4 -

and representatives on the ANOTHER PART.

WHEREAS the lands, hereditaments and premises rully described in the Schedule hereunder written comprising a pertion of C.S. Plet No.132 Under - Khatism No.113 and 114, J.L. Ne.36, Teuzi No.239, Khatism No.113 and 114, J.L. Ne.36, Teuzi No.239, Pargana Khaspur, Mouja Ibrahimpur, P.S. Jadavpur, Parganaswith some Sub-Registry Alipore, District 24- Parganaswith some other adjoining land was owned and possessed by One Contd ...

Belo Cheward Rd

2005 (12). Som Baseonti Ghosh 3. Ebliahim pur Road. 53.83 8000/- Cel 32



Sistrict Sub-Registres Signal St Persons



- 5-

SURAT NEHA BIBI Wife of Late Nebabjam Mellah ef

Arrackpur, WHEREAS the said Surat Neha Bibi while

peaceful uninterrupted
was in/possession seld, transferred conveyed and

made over possession of the One Bigha of land for

valuable consideration to the Jadavpur Estate Limited
at an annual rental or Jama of Rs.5/- (Rupees five)

only, and the said Jadavpur Central Limited began to

possess the said land hereditaments and premises.

Contd ..

2005(12) 8m Balonti Alabh 3. Chuchimpur Road 2000/- 2al 32



Superior Sab-Registres

Superior 32 Persons

Superior 3- 23



AND WHEREAS the said Jadavpur Central Limited while in peaceful uninterrupted pessession or the land, nereditaments and premises described in the Schedule hereunder writtenand some other contiguous land sold, transferred and conveyed the land, hereditaments and premises fully described in the Schedule hereunder written and also made over possession to Gepal Chandra Chakraborty sen of Late Chandra Kumar Chakraberty of Singha Para, P.S. Srinagar, District Dacca of East Pakistan , now Bangla Desh for the valuable consideration. The said land was Mourashi Mokarari land. The said deed was registered in Book No. I, Velume No. 81,

contd ..

Below Champan old

2005 (12). Son Basenti Ghosh. B. Ebrahimper Road. 8:383.



District Sub-Registres Supera, 84, Persons (1.3.23





Pages 24 to 26, Being No. 2922 for the Year 1934 at the Office of District Registrar of Alipore, 24- Parganas.

AND WHEREAS the said Gepal Chandra Chakraborty, since deceased, after making construction on the land described in the Schedule hereunder written started to reside in the said Premises by letting out in part and partly retaining in khas .

contd ..

2005(12). Em Basanti Chosh De Ebreahimpur Road. S1006/-1 Cal 32



Sisteriol Bub-Registres
Sigore. 84 Persons
11. 3. 3

5000Rs.



- 8 -

AND WHEREAS the said Gepal Chandra
Chakraborty, since deceased get his name mutated
in the relevant record of the Tellygunge Municipality and used to pay taxes and out goings in his
own name and effected necessary repairs as full
Owners.

AND WHEREAS the said Gopal Chandra
Chakraberty while in peaceful uninterrupted pessession of the land hereditaments, tenaments and
building described in the Schedule hereunder written, died intestate during the Year 1940 before
the Hindu Succession Act came into force, leaving

Contd ...

Bele clamaran

8m Basant Molh 3. Ebrahimper Qood. 8.3.83 5000/- Ped 32



District Sub-Registres

Signara 24 Personse

[1:3.83]





the <u>VENDOR</u> as his widow and one daughter Viz.

Pratima Chatterjee wife of Hiren Chatterjee of

49, Central Read, P.S. Jadavpur, Calcutta-700032

hereinbefore and hereinafter referred to as the

Confirming Party.

before the Hindu Succession Act came in to force transferred and / or relinquished her limited interest in the property described in the Schedule hereunder written in favour of the VENDOR

AND WHEREAS the VENDOR since the ever 35
Years is in exclusive and uninterruptedpessession
Contd ...

2005 (12). Son Basont, Ghosh 3. Ebeahm pur Road-2006 / Cel 32



Sisterial Sub-Registres
Signore. St. Parsonal
21-3-83



- 10 -

in the Schedule hereunder written and has mutated her name in the relevant record of the Corporation of Calcutta and paying taxes in her own name since then and has made addition and alteration and -/ or reconstruction and / or raised new construction in terms of the plan sanctioned by the Corporation of Calcutta and effected repairs as full Owners.

THE VENDOR has also mutated her name in the Zaminder Sherista and has paid due taxes and all outgoings to the valid discharge of her exclusive and absolute Ownership.

Contd ..

2005(12). 3. Ebeahim per Road. 8.3.83 500/- / Cal 32



District Bub-Registran
Sigore, \$4 Personal
11-3-83

60 Rs GONS

11 -

AND WHEREAS the VENDOR is ceased and passessed of the land hereditaments and premises containing 6 Cettahs 5 Chittaks of Land be the same a little more or less as hereinafter described in the Schedule hereunder written and shown and delineated with border '_RED' in the annexed Map or Plan and Offered to sell the land hereditaments and premises fully described in the Schedule hereunder written and the "PURCHASER" accepted the offer of the VENDOR AND WHEREAS the VENDOR has agreed with the PURCHASER for the absolute sale of the said property rully described in the Schedule hereunder written with building standing therein including structure, fixture, common passage and easements attached therewith free frem

8 3 8 3 60/- Cal 32



District Bub-Registres Signers, Sie Personne 11-3-23



- 12 -

all encumbrances at or for the price of Rs.2,50,000/- (Rupees Two Lacs Fifty Thousand) only in lump.

that in persuence of the /agreement and the consideration of the sum of Rs.2,50,000/- (Rupees - Two Lacs Firty Thousand) only to the VENDOR paid by the PURCHASER on or before the execution of these presents the details whereof is given in the Neme of consideration hereunder written and the receipt of the said consideration the VENDOR hereby admits and acknowledges and releases the PURCHASER as also the said land and building hereby conveyed from the payment of the same and every part thereof

8m Basan J. Chath. 3. Ebuahim pun Deud. 2.3.83 1/- Cel-32



Matrial Sub-Begistres Migore, St. Porgonal 21-3-23 (es

he the VENDOR hereby sells, grants, conveys, transfers, assures and assigns unto the PURCHA SER ALL THAT the land, tenaments, hereditaments and premises mentioned and described in the Schedule hereunder written and shown in the Map or Plan hereinto annexed and showed therein with border 'RED' TOGETHER WITH all yards, courts, areas, gardens, trees, fences, hedges, ditches, ways, sewers, drains, liberties, previlages, easements and appurtenants and appurtenances whatseever of the VENDOR there unto belonging or held or occupied therewith known or reputed to belong or be appurtenant therete , And all the estate, right, title and interest , claim whatsoever of the VENDOR in, to, upon or in respect of the said land, tenaments , hereditaments and premises and every part thereof AND all deeds, pattas, writings, muniments and ebidences all title relating thereto and any part thereof which now are or may hereafter be in the possession or custody of the VENDOR or any person or persons from whom the VENDOR may procure the same without any action either in law or in equity.

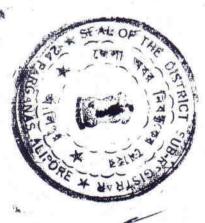
THE VENDOR covinents with the PURCHASER that not withstanding any act, deed or thing by VENDOR he has good right full power and absolute authority to sell, grant, convey and transfer the said land, hereditaments and premises unto the PURCHASEE in manner afor esaid AND that the PURCHASEE shall and may at all times hereafter peaceably and quietly possess and enjoy the same



Sutrice Bub-Registres Missers, 94 Personal 11-3-83

and to sell or alienate the said property in any manner she likes without any hindrance whatsoever and receive the rents issues and profits the-reof without any lawful eviction, interruption, claim or demand whatsoever from or by the VENDOR or any person or persons having or lawfully claiming from under or intrust for the VENDOR AND THAT free from all encumbrances made of suffered by the VENDOR or any person having orlawfully claiming as aforesaid AND further that he the VENDOR and all persons having or lawfully claiming any assets or interest in the said land, tenaments, hereditaments and premises and any part thereof fromunder or intrust for the VENDOR shall and will at all times hereinafter at the request and cost of the PURCHASER do and execute or cause to be done and executed all such acts, deeds, things, whatsoever for further and more perfectly assuring the said land, tenaments, hereditaments and premises and every part thereof unto the PURCHASER as may be reasonably required. The VENDOR hereby further covenants the PUR CHASER for the lessef property hereby conveyed or sold or any part thereof due to the defect of title of the VENDOR .

AND WHEREAS the Confirming Party de hereby confirm the aforesaid sale by the VENDOR in favour of the PURCHASER and hereby further covenant that in case of claiming of any estate, land hereditaments and premises or any part thereof from under or intrust for for the VENDOR shall and at all times hereinafter contd...



Pretrict Bub-Registres Migers, 86 Personal 11.3.83 at the request and cost of the <u>PURCHASER</u> shall do and execute or cause to be done and execute all such acts, deeds, things as may be reasonably required.

AND WHEREAS the VENDOR hereby further covenants that the <u>PURCHASER</u> shall be at liberty to realise rents from the tenant in portion of the land hereditaments and premises fully described in the Schedule hereunder written including the arrears of rent if any and she will be at liberty to evict the said monthly Premises tenant Viz. Dr. Debi Prosad Banerjee at her choice and discretion. The VENDOR undertakes to pay off the all outstandings to the Corporation of Calcutta on account of rate bills and other charges and outgoings.

ALL THAT the peice and parcel of Mourashi
Mokarari land hereditaments and premises containing
6 (Six) Cottans 5 (Five) Chittaks be the same a little more or less comprising a part of C.S. Plot No.132
and 133 under Khatiam No.113 and 114, J.L. No.36;
Touji No. 239, Pargana Khaspur, Mouja Ibrahimpur, P.S.
Jadavpur, Sub-Registry Alipore District 24-Parganas
including common passage, easements appurtenances
attached thereto under the Corporation of Calcutta as
also known and reputed as 49, Central Road, P.S.
Jadavpur, Calcutta-700032 and Partly two storied and
partly one story building standing thereon as shown
in the annexed Map or Plan and delineated therein
with Border 'RED'.



Biggire, 24 Pergenal 11.3.83

23.70

IN WITNESS WHEREOF the VENDOR hath hereunte put her hand and subscribe her signature on the date month and Year first written above.

MEMO OF CONSIDERATION :

1. By an A/c Payee Demand Draft in favour of the <u>VENDOR</u> drawn en Bank of India, Jodhpur Park Branch, bearing No. JDP 628286 dated 23.2.1983

.... Rs.2,00,000/-

2. By an A/c Payee Demand

Draft in Favour of the VENDOR

Drawn on Union Bank of India

Ballygunge, Branch being No. 010885 dt. 23.2.1983

....Rs. 50,000/-

Rs. 2,50,000/-

(Rupees Two Lacs Fifty Thousand) only .

SIGNED? SEALED AND
DELIVERED in the Presence

1. Direndra hath Challerju

Bela Chalouse YOR ...

SIGNATURE OF THE CONFIRMING

Retime Chatter je.

2.

Typed by me:

#march.ChamteRoy.

Alipore,Judges! Court.

Calcutts- 700027.



Meseries Sub Registres.