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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

002804

12/03/06

श्री अमिताब्हा बंसल  
 सहायक वकील  
 बंगाल स्टेट्स लॉ ऑफिस  
 81, बेंटिन्क स्ट्रीट, कोलकाता - 700001

श्री राजिव कुमार गुप्ता  
 पार्टनर  
 एम.एस. आर. इन्वेस्टमेंट्स  
 81, बेंटिन्क स्ट्रीट, कोलकाता - 700001

THIS DEED OF CONVEYANCE is made on this the 27<sup>th</sup> day of March Two Thousand Six BETWEEN SRI AMITABHA BANSAL son of Sri B.D.Bansal at present residing at 81 Moore Avenue, Kolkata - 700040 hereinafter referred to as VENDOR (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs successors executors administrators, representatives and assigns ) of the ONE PART represented by its constituted attorney Prodip Kr. Mondal son of Sri Bholanath Mondal residing at Vill.- Gotberia , P.O.-Dingelpota, P.S.-Sonarpur - 700151 and M/S. R.K.INVESTMENT a partnership firm within the meaning of Indian Partnership Act,1932 having its registered office at 81,Bentinck Street, Kolkata - 700001 represented by Sri Rajiv Kumar Gupta hereinafter referred to as the PURCHASER which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include its successors in office, assigns and representative of the OTHER PART

Total value of Rs. 7500.  
 Stamp duty of Rs. 89.72  
 13.06

Certified that the document is admitted to registration. The Stamp sheet and the total stamp duty amount attached with this document is...

81, 25/11/06 over  
Kor-1

Bahia Collectorate,  
Treasury

Dated 22.3.06



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10 - 20000  
50 - 2500  
22500

Foodip yr. mandal.

7 MAR 2006



3517

Foodip Mr. Muelal  
Constabular Attorney of  
Amitabh Barsal

Foodip yr. mandal.

3720 20000  
20000 20000  
20000 20000  
6734

These -  
Dist. South 21  
of Case 10000

These -  
Dist. South 21  
of Case 10000

7 MAR 2006



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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WHEREAS:

- a) M/S Carrara Marble and Terrazzo Company (P) Ltd owned seized and possessed of all that piece and parcel of land measuring about 5 cottah 13 chittack 14 square feet lying and situate at Dag. No.2406 and 2400, khatian no 143 and 145, Mauza Ukhila paikpara , Police Station Sonarpore, Dist. - 24 Pgs (south)
- b) By a deed of conveyance dated 30.06.1988 registered in the office of additional district sub registrar sonarpore and recorded in Book no I volume 66 page 181 to 188 being no 5114 for the year 1988 said M/S Carrara Marble and Terrazzo Company (P) Ltd therein referred to as the vendor of the one part duly sold and conveyed all that picce and parcel of land measuring about more less 5 cottah 13 chittack 14 square feet lying and situate at Dag. No.2406 and 2400, khatian no 143 and 145, Mauza Ukhila paikpara , Police Station Sonarpore, Dist.- 24 Pgs (south) unto and infavour of Amitabha Bansal son of Sri B.D.Bansal at and for a consideration made therein

28136  
m/s. R. K. Investment  
81, Bentick Street  
Kor-1

Collect to  
Treasurer

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7 MAR 2001



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

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- c) By virtue of the aforesaid said Amitabha Bansal become the absolute owner of the said land.
- d) By a registered general power attorney granted by the owner Amitabha Bansal and recorded in Book No IV being no 612 for the year 2005 whereby the owner nominated, appointed and constituted Sri Prodip Kr. Mondal son of Sri Bholanath Mondal as his lawful attorney for a limited purpose of sale of land and registration before the registering authority in respect of land measuring about 3 cottah 14 chittack, 22 square feet a portion of the said land mentioned in the said deed.
- e) Vendor agree to sell and the purchaser agree to purchase the said land at and for a consideration of Rs. 3,75,000.00 (Rupees Three lac seventy five thousand) only, free from all encumbrances charges lieu, dispendis trust what ever in nature all that piece of land measuring about 3 cottah 14 chittack 22 square feet be the same a little or more lying and situated as Dag no.2400 and 2406, khatian no 143 and 145 Mauza Ukila paikpara, Police station sonarpore, District 24 Pargana (south) herein after referred to as the said land more fully and particularly described in the Schedule hereunder written.

Sold to M/S. K. V. S.  
81, Buntineck Street  
(Wor)

Waikata Collector  
Treasury

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27 MAR 2003



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of Rs.3,75,000/- ( Rupees Three lac seventy Thousand ) only to the VENDOR paid by the purchasers at or before execution of these presents the receipt whereof the vendor doth hereby and by the memo of consideration hereunder written admit and acknowledge and of and from the same and every part thereof acquite release and for ever discharge the purchaser the vendor doth hereby and by these presents grant sell transfer for and convey unto the purchaser.

All that land measuring 3 cottaha 14 chittack 22 sq.ft. be the same a little more or less together thereof more particularly describe in the schedule hereunder written and delivers possession thereof OR HOWSOEVER OTHERWISE the said land or any part thereof now are or in other or here before were or was situated butted bounded called known numbered described or distinguished together liberties easement privileges rights advantages whatsoever to the said land belonging or anywise with the same or any part thereof hold used of occupied or enjoyed or reputed to belong or be thereto and all the estate right title interest remainder reversion use claim and demand whatsoever of the vendor into and upon the said lands or any part thereof and also together with all deeds

Sold to 11/12/06  
81, Bentick Street  
Kor-1

**Malabar Collectorate,  
Treasary**

22.3.06 6



58- 20000  
25000  
22500

27 MAR 2006





पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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pottahs and muniments or title whatsoever exclusively or is or hereafter shall or may be in possession power of control of the vendor or his heirs executors representatives and assigns or any other person or persons from whom they or any of them can or may procure the same without any action or suit at law or equity TO HAVE AND TO HOLD the said lands hereby granted transferred and conveyed or expressed or intended so to be unto and to the use of the said purchasers absolutely and for every free from all encumbrances.

The said purchasers that Notwithstanding any act deed matter or thing whatsoever by the Vendor done or knowingly suffered to the contrary the Vendor now hath good right full power and absolutely authority to grant transfer and convey the said land hereby granted transferred and conveyed for expressed or intended so to be unto and to the use of the Purchasers in manner aforesaid AND that the said Purchasers shall and may at all times hereafter peaceably and quietly possess and enjoy the said land and receive the rents issued and profits thereof without any lawful eviction interruption claims or demands whatsoever from or by any person or persons lawfully and equitably claiming from under for in trust for him AND FURTHER that the vendor doth hereby agree to keep

Sold to 81, Bentick Ave.  
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Sells to Collectorate,  
Treasury  
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2007  
2500  
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7 MAR 2006



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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indemnified and harmless the Purchasers its successors and assigns all claims made an actions taken in respect of the said land and against in defending any such claim action or proceeding AND FURTHER that the Vendor and all person or persons having or lawfully or equitable claiming any estate or interest whatsoever in the said land or any part thereof from under or in trust for the Vendor shall and will from time to time and at all times hereafter at the request and cost of the purchasers do and execute and cause to be done or executed all such acts of the purchasers do and execute and cause to be done or executed all such acts deeds and things whatsoever for further better and more perfectly assuring the said land as shall or may be reasonably required.

SCHEDULE OF PROPERTY ABOVE REFERRED TO

*Provided for. Morichal*  
ALL THAT piece and parcel of land measuring about 3 cottah 14 chittaks 22 Squire feet from the total land 5 cottah 13 chittaks 14 Sqr.ft. lying and situated at Dag no.2400 and 2406 khatian no 143 and 145 Mauza- Ukila paikpara, Police-Station Sonarpore, District 24 Parganas (South), Nature of land - Danga land. J. LAND :- 56, TOUJ NO: 109  
There is a road 16' plus 8' wide road running North to South and also a Drain 2' wide and back side 13' wide road.

THE UNITED STATES OF AMERICA

DEPARTMENT OF THE TREASURY

**Saltin Collectorate,  
Treasury**

dated 22.3.06 6

*R*  
Treasurer



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7 MAR 2006

(9)

IN WITNESS THEREOF the VENDOR has hereunto set and subscribed his hand and seal on this 27<sup>th</sup> day of March, 2006

SIGNED AND DELIVERED BY THE VENDOR IN FAVOUR OF THE PURCHASER IN PRESENCE OF :

*Prodip K. Mondal as constituted Attorney of Amitabh Bansal*  
*Prodip K. Mondal*

- श्रीलक्ष्मी अग्रवाल*  
*ज्योति कुंजराज अग्रवाल*
- जाधव (S.H.) अग्रवाल*  
*इशिता नाथ अग्रवाल*

VENDOR

MEMO OF CONSIDERATION

RECEIVED from the within named PURCHASER the said sum of Rs. 3,75,000/- (Rupees Three lac seventy five Thousand ) only being the full amount of consideration money of the property mentioned thereof as per memo below.

(i) On their Sonarpar at the Registration of the Deed conveyance

Rs. 3,75,000/- (Rupees Three lacs seventy five thousand ) by Pay order No.005215 Dated 23.03.2006 on P.S.B. Old court house street branch

WITNESS :

- श्रीलक्ष्मी अग्रवाल*  
*ज्योति कुंजराज अग्रवाल*
- जाधव (S.H.) अग्रवाल*  
*इशिता नाथ अग्रवाल*

*Prodip Kumar Mondal as constituted Attorney of Amitabh Bansal*  
*Prodip K. Mondal*

VENDOR

Drafted by:

*Musale*  
*(Tarun K. Musale)*

*Musale*  
*Ach*



7 MAR 2018



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দাখিলকারক ও দাতা :



	বৃদ্ধাঙ্গুল	তর্জনী	মধ্যমা	অনামিকা	কনিষ্ঠা
বামহাত					
ডানহাত					

দাতা / গ্রহীতা নাম ..... স্বাক্ষর *Pratik Ghosh*



	বৃদ্ধাঙ্গুল	তর্জনী	মধ্যমা	অনামিকা	কনিষ্ঠা
বামহাত					
ডানহাত					

দাতা / গ্রহীতা নাম ..... স্বাক্ষর *P.K. INVESTMENT*

ফটো

	বৃদ্ধাঙ্গুল	তর্জনী	মধ্যমা	অনামিকা	কনিষ্ঠা
বামহাত					
ডানহাত					

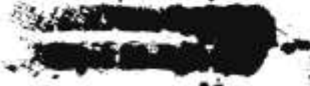
দাতা / গ্রহীতা নাম ..... স্বাক্ষর

ফটো

	বৃদ্ধাঙ্গুল	তর্জনী	মধ্যমা	অনামিকা	কনিষ্ঠা
বামহাত					
ডানহাত					



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27 MAR 2008

11-11-08



Government Of West Bengal  
Office of the A. D. S. R. SONARPUR  
SONARPUR  
Endorsement For deed Number :I-06157 of :2008  
(Serial No. 02713, 2006)

On 27/03/2006

Payment of Fees:

Fee Paid in rupees under article : A(1) = 4114/- on:27/03/2006

Deficit stamp duty

Deficit stamp duty Rs 7500/- is paid, by the draft number 887255, Draft Date 27/03/2006 Bank Name STATE BANK OF INDIA, Faratabad, recieved on :27/03/2006.

Presentation(Under Section 52 & Rule 22A(3) 46(1))

Presented for registration at 07.39 hrs on :27/03/2006,at the Office of the A. D. S. R. SONARPUR by Prodip Kumar Mondal Executant

Executed by Attorney

1 Execution By Prodip Kumar Mondal, son of Bholanath Mondal ,Gotberia Po-dingelponta South 24 Parganas ,Thana: Sonarpur By caste Hindu,by Profession :Business,as the constituted attorney of 1. Amitabha Bansal is admitted by him.  
Identified By Biren Mondal, son of Lt Kanai Lal Mmondal Elachi Kumorpara South 24 Parganas Thana: Sonarpur, by caste Hindu,By Profession : Cultivation.

Name of the Registering officer :Utpal Kumar  
Chakrabarty  
Designation :ADDITIONAL DISTRICT SUB-REGISTRAR

On 19/06/2008

Certificate of Admissibility(Rule 43)


Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A Article number :23 of Indian Stamp Act 1899, also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs. 10.00/-

Certificate of Market Value(WB PUVI rules 1999)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs- 683375/-

Certified that the required stamp duty of this document is Rs 44802 /- and the Stamp duty paid as: Impressive Rs- 22500

Deficit stamp duty

  
[Utpal Kumar Chakrabarty]  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF  
SONARPUR

Govt. of West Bengal



Addl. Dist. Sub-Registrar  
Sonarpore, South 24 Pgs.

22-3-08

19.06.08

**Government Of West Bengal**  
**Office of the A. D. S. R. SONARPUR**  
**SONARPUR**  
**Endorsement For deed Number :I-06157 of :2008**  
**(Serial No. 02713, 2006)**

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Deficit stamp duty Rs 14810/- is paid, by the draft number 074491, Draft Date 04/06/2008 Bank Name STATE BANK OF INDIA, Indiaexchplextn, recieved on :19/06/2008.


**Deficit Fees paid**

Deficit amount of Registration fees is realized under Article in rupees : A(1) = 2039/- on: 19/06/2008.

**Remission on Stamp Duty and Registration Fees**

Remitted vide Notification No:- 789-F.T Dated 15/04/2008 of Finance Department, Government of West Bengal. (a) Stamp Duty Rs 9868/- (b) Registration Fees Rs 1360/- on 19/06/2008.

Name of the Registering officer :**Utpal Kumar  
Chakrabarty**  
Designation :**ADDITIONAL DISTRICT SUB-REGISTRAR**

  
[Utpal Kumar Chakrabarty]  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF  
SONARPUR  
Govt. of West Bengal

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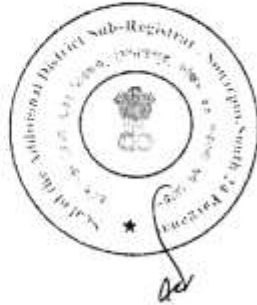
↓  
Addl. Dist. Sub-Registrar  
Sonarpore, South 24 Pgs.

22-3-06

19-06-07

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I  
CD Volume number 17  
Page from 3495 to 3511  
being No 06157 for the year 2008.



(Utpal Kumar Chakrabarty) 27-June-2008  
ADDITIONAL DISTRICT SUB-REGISTRAR  
Office of the A. D. S. R. SONARPUR  
West Bengal