

07834/12

KM/60

Saha & Ray

10571/12



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

L 237950

Certified that the Document is admitted to Registration. The Signature Sheet and the encumbrance sheets attached to this document are the part of this Document.

Assistant Registrar
of Assurances, Kolkata

17.11.12

CONVEYANCE

1. Date: 13th September 2012
2. Place: Kolkata
3. Parties:
 - 3.1 **Kakali Sarkar**, wife of Subrata Sarkar, residing at Brick Field Road, Subudhipur, Police Station Baruipur, Kolkata -700145, District South 24 Parganas PAN-
(Vendor, includes successors-in-interest)

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61673



SAHA & RAY
Advocates
3A/1, 3rd Floor, Hastings Chambers
7C, Jiran, Shibpur, Roy Road
Kolkata - 700001.

Brajumder.

(Bikramli Majumder)

s/o Lali Dhruvendranath Majumder

Vill - Kankharpuli

P.O + P.S Chakdaha

Dist Nadia
Service



And

- 3.2 **Darpad Promoters Private Limited**, a company incorporated under the Companies Act, 1956, having its registered office at 1st Floor, 14, Netaji Subhash Road, Police Station Hare Street, Kolkata-700001 [PAN AAECD2509A], represented by its authorized signatory, Abinash More, son of Rajendra Pradsad Agarwala, 18A, Mayfair Road, Police Station Kariya, Kolkata-700019
- 3.3 **Panorama Marketing Limited**, a company incorporated under the Companies Act, 1956, having its registered office at Subham Unit No. 104, 1, Sarojini Naidu Sarani, Police Station Park Street, Kolkata-700017 [PAN AABCP1466H], represented by its authorized signatory, Bajrang Lal Agarwal, son of Late Dulichand Agarwal, 2, Rowland Road, Police Station Karaya, Kolkata-700020.

(collectively **Purchasers**, includes successors-in-interest).

Vendor and Purchasers collectively **Parties** and individually **Party**.

NOW THIS CONVEYANCE WITNESSES AS FOLLOWS:

4. Subject Matter of Conveyance

- 4.1 **Said Property:** (1) Land classified as *danga* (highland) measuring 8.45 (eight point four five) decimal, more or less [equivalent to 5 (five) *cottah* 1 (one) *chittack* and 38 (thirty eight) square feet, more or less], out of 10 (ten) decimal, being a portion of R.S./L.R. *Dag* No. 49, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of Hariharpur *Gram Panchayet* (HGP), Sub-Registration District Baruipur, District South 24 Parganas, more fully described in **Part I** of the **1st Schedule** below, the said R.S./L.R. *Dag* No. 49 being delineated and demarcated on the **Plan** annexed hereto and bordered in colour **Red** thereon (**First Property**) **And** (2) land classified as *bagan* (horticultural) measuring 2.7198 (two point seven one nine eight) decimal, more or less [equivalent to 1 (one) *cottah* 10 (ten) *chittack* and 17 (seventeen) square feet, more or less], out of 9 (nine) decimal, being a portion of R.S./L.R. *Dag* No. 50, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of HGP, Sub-Registration District Baruipur, District South 24 Parganas, more fully described in **Part II** of the **1st Schedule** below, the said R.S./L.R. *Dag* No. 50 being delineated and demarcated on the **Plan** annexed hereto and bordered in colour **Red** thereon (**Second Property**). The First Property and the Second Property are more fully and collectively described in the **2nd Schedule** below (collectively **Said Property**) **together with** all title, benefits, easements, authorities, claims, demands, usufructs, tangible and intangible rights of whatsoever or howsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof.

5. Background, Representations, Warranties and Covenants

- 5.1 **Representations and Warranties Regarding Title:** The Vendor has made the following representations and given the following warranties to the Purchasers regarding title:
- 5.1.1 **Ownership of Vendor:** Kakali Sarkar is the recorded owner of the Said Property comprised in the First Property and the Second Property, free from all encumbrances.

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ADDITIONAL SYSTEMS
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- 5.1.2 **Absolute Ownership of Vendor:** In the circumstances mentioned above, the Vendor has become the undisputed and absolute owner of the Said Property, free from all encumbrances.
- 5.2 **Representations, Warranties and Covenants Regarding Encumbrances:** The Vendor represents, warrants and covenants regarding encumbrances as follows:
- 5.2.1 **No Acquisition/Requisition:** The Vendor has not received any notice from any authority for acquisition, requisition or vesting of the Said Property and declares that the Said Property is not affected by any scheme of the *Panchayet* Authority or Government or any Statutory Body.
- 5.2.2 **No Excess Land:** The Vendor does not hold any excess vacant land under the Urban Land (Ceiling and Regulation) Act, 1976 or any excess land under the West Bengal Land Reforms Act, 1955 or the West Bengal Estates Acquisition Act, 1953.
- 5.2.3 **No Encumbrance by Act of Vendor:** The Vendor has not at any time done or executed or knowingly suffered or been party or privy to any act, deed, matter or thing, including grant of right of easement, whereby the Said Property or any part thereof can or may be impeached, encumbered or affected in title.
- 5.2.4 **Right, Power and Authority to Sell:** The Vendor has good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure the Said Property to the Purchasers.
- 5.2.5 **No Dues:** No tax in respect of the Said Property is due to the local authority and/or any other authority or authorities and no Certificate Case is pending for realization of any dues from the Vendor.
- 5.2.6 **No Right of Pre-emption:** No person or persons whatsoever have/had/has any right of pre-emption over and in respect of the Said Property or any part thereof.
- 5.2.7 **No Mortgage:** No mortgage or charge has been created by the Vendor by depositing the title deeds or otherwise over and in respect of the Said Property or any part thereof.
- 5.2.8 **Free From All Encumbrances:** The Said Property is now free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, *lis pendens*, *uses*, *debttar*, trusts, prohibitions, Income Tax attachments, financial institution charges, statutory prohibitions, acquisitions, requisitions, vestings, *bargadars* and liabilities whatsoever or howsoever made or suffered by the Vendor or any person or persons having or lawfully, rightfully or equitably claiming any estate or interest therein through, under or in trust for the Vendor or the Vendor's predecessors-in-title and the title of the Vendor to the Said Property is free, clear and marketable.
- 5.2.9 **No Personal Guarantee:** The Said Property is not affected by or subject to any personal guarantee for securing any financial accommodation.
- 5.2.10 **No Bar by Court Order or Statutory Authority:** There is no order of Court or any other statutory authority prohibiting the Vendor from selling, transferring and/or alienating the Said Property or any part thereof.

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6. Basic Understanding

- 6.1 **Agreement to Sell and Purchase:** The basic understanding between the Parties is that the Vendor will sell the Said Property to the Purchasers free from all encumbrances of any and every nature whatsoever and with good, bankable and marketable title and **together with** *khas*, vacant, peaceful and physical possession and the Purchasers will purchase the same on the representations, warranties and covenants mentioned in Clauses 5.1 and 5.2 and their sub-clauses mentioned above (collectively **Representations**).
- 6.2 **Surrender of Rights by Pushpadant Infrastructure Limited:** Pushpadant Infrastructure Limited, having its registered office at Room No. 205, 2nd Floor, 10A, Hospital Street, Police Station Bowbazar, Kolkata-700072 [PAN AAFCP1441G] has been claiming possessory right over the Said Property but by virtue of commercial negotiation and amicable settlement, Pushpadant Infrastructure Limited hereby surrenders/releases such claims in favour of the Purchasers.

7. Transfer

- 7.1 **Hereby Made:** The Vendor hereby sells, conveys and transfers to the Purchasers the entirety of the Vendor's right, title and interest of whatsoever or howsoever nature in the Said Property more fully described in the **2nd Schedule** below, being, **(1)** the First Property, i.e. land classified as *danga* (highland) measuring 8.45 (eight point four five) decimal, more or less [equivalent to 5 (five) *cottah* 1 (one) *chittack* and 38 (thirty eight) square feet, more or less], out of 10 (ten) decimal, being a portion of R.S./L.R. *Dag* No. 49, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of HGP, Sub-Registration District Baruipur, District South 24 Parganas, more fully described in **Part I** of the **1st Schedule** below, the said R.S./L.R. *Dag* No. 49 being delineated and demarcated on the **Plan** annexed hereto and bordered in colour **Red** thereon **And (2)** the Second Property, i.e. land classified as *bagan* (horticultural) measuring 2.7198 (two point seven one nine eight) decimal, more or less [equivalent to 1 (one) *cottah* 10 (ten) *chittack* and 17 (seventeen) square feet, more or less], out of 9 (nine) decimal, being a portion of R.S./L.R. *Dag* No. 50, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of HGP, Sub-Registration District Baruipur, District South 24 Parganas, more fully described in **Part II** of the **1st Schedule** below, the said R.S./L.R. *Dag* No. 50 being delineated and demarcated on the **Plan** annexed hereto and bordered in colour **Red** thereon, **together with** all title, benefits, easements, authorities, claims, demands, usufructs, tangible and intangible rights of whatsoever or howsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof, free from all encumbrances.
- 7.2 **Total Consideration:** The aforesaid transfer is being made in consideration of a sum of Rs.40,00,000/- (Rupees forty lac) paid by the Purchasers to the Vendor, receipt of which the Vendor hereby as well as by the Receipt and Memo of Consideration hereunder written, admits and acknowledges.

8. Terms of Transfer

- 8.1 **Salient Terms:** The transfer being effected by this Conveyance is:
- 8.1.1 **Sale:** a sale within the meaning of the Transfer of Property Act, 1882.

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- 8.1.2 **Absolute:** absolute, irreversible and perpetual.
- 8.1.3 **Free from Encumbrances:** free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, lis pendens, uses, *debuttar*, trusts, prohibitions, Income Tax attachments, financial institution charges, statutory prohibitions, acquisitions, requisitions, vestings, *bargadars* and liabilities whatsoever or howsoever made or suffered by the Vendor or any person or persons having or lawfully, rightfully or equitably claiming any estate or interest therein through, under or in trust for the Vendor or the Vendor's predecessors-in-title.
- 8.1.4 **Together with All Other Appurtenances:** together with all other rights the Vendor has in the Said Property and all other appurtenances including but not limited to customary and other rights of easements for beneficial use of the Said Property.
- 8.2 **Subject to:** The transfer being effected by this Conveyance is subject to:
- 8.2.1 **Indemnification:** Indemnification by the Vendor about the correctness of the Vendor's title and authority to sell and this Conveyance is being accepted by the Purchasers on such express indemnification by the Vendor about the correctness of the Vendor's title, which if found defective or untrue at any time, the Vendor shall, at the costs, expenses, risk and responsibility of the Vendor, forthwith take all necessary steps to remove and/or rectify.
- 8.2.2 **Transfer of Property Act:** All obligations and duties of vendor and vendee as provided in the Transfer of Property Act, 1882, save as contracted to the contrary hereunder.
- 8.3 **Delivery of Possession:** *Khas*, vacant, peaceful and physical possession of the Said Property have been handed over by the Vendor to the Purchasers.
- 8.4 **Outgoings:** All statutory revenue, cess, taxes, surcharge, outgoing and levies of or on the Said Property, relating to the period till the date of this Conveyance, whether as yet demanded or not, shall be borne, paid and discharged by the Vendor, with regard to which the Vendor hereby indemnifies and agrees to keep the Purchasers fully and comprehensively saved, harmless and indemnified.
- 8.5 **Holding Possession:** The Vendor hereby covenants that the Purchasers and their successors-in-interest and assigns shall and may, from time to time, and at all times hereafter, peacefully and quietly enter into, hold, possess, use and enjoy the Said Property and every part thereof and receive rents, issues and profits thereof and all other benefits, rights and properties hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the Purchasers, without any lawful eviction, hindrance, interruption, disturbance, claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming any right or estate therein from under or in trust from the Vendor.
- 8.6 **Indemnity:** The Vendor hereby covenants that the Vendor or any person claiming under the Vendor in law, trust and equity shall, at all times hereafter, indemnify and keep indemnified the Purchasers and/or the Purchasers' successors-in-interest and assigns, of, from and against any loss, damage, costs, charges and expenses which may be suffered by the Purchasers and/or the Purchasers' successors-in-interest and assigns by reason of any encumbrance on the Said Property.

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- 8.7 **No Objection to Mutation:** The Vendor declares that the Purchasers shall be fully entitled to mutate the Purchasers' name in all public and statutory records and the Vendor hereby expressly (1) consents to the same and (2) appoints the Purchasers as the constituted attorneys of the Vendor and empowers and authorizes the Purchasers to sign all papers and documents and take all steps whatsoever or howsoever in this regard. Notwithstanding such grant of powers and authorities, the Vendor undertakes to cooperate with the Purchasers in all respect for causing mutation of the Said Property in the name of the Purchasers and in this regard shall sign all documents and papers as required by the Purchasers.
- 8.8 **Further Acts:** The Vendor hereby covenants that the Vendor or any person claiming under them, shall and will from time to time and at all times hereafter, upon every request and at the cost of the Purchasers and/or their successors-in-interest and assigns, do and execute or cause to be done and executed all such acts, deeds and things for further or more perfectly assuring the title of the Said Property.

1st Schedule
Part-I
(First Property)

Land classified as *danga* (highland) measuring 8.45 (eight point four five) decimal, more or less [equivalent to 5 (five) *cottah* 1 (one) *chittack* and 38 (thirty eight) square feet, more or less], out of 10 (ten) decimal, being a portion of R.S./L.R. *Dag* No. 49, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of Hariharpur *Gram Panchayet*, Sub-Registration District Baruipur, District South 24 Parganas, the said *Dag* No. 49 being delineated and demarcated on the **Plan** annexed hereto and bordered in colour **Red** thereon and butted and bounded as follows:

- On the North** : By R.S./L.R. *Dag* No. 48
- On the East** : By Road
- On the South** : By R.S./L.R. *Dag* No. 50
- On the West** : By R.S./L.R. *Dag* No. 53

Periphery of *Dag* No. 49

- On the North** : 100 (one hundred) feet
- On the East** : 38 (thirty eight) feet
- On the South** : 90 (ninety) feet
- On the West** : 40 (forty) feet

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ADDITIONAL
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Part-II
(Second Property)

Land classified as *bagan* (horticultural) measuring 2.7198 (two point seven one nine eight) decimal, more or less [equivalent to 1 (one) *cottah* 10 (ten) *chittack* and 17 (seventeen) square feet, more or less], out of 9 (nine) decimal, being a portion of R.S./L.R. *Dag* No. 50, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of Hariharpur *Gram Panchayet*, Sub-Registration District Baruipur, District South 24 Parganas, the said *Dag* No. 50 being delineated and demarcated on the **Plan** annexed hereto and bordered in colour **Red** thereon and butted and bounded as follows:

- On the North** : By R.S./L.R. *Dag* Nos. 49
- On the East** : By Road
- On the South** : By R.S./L.R. *Dag* No. 50 (P)
- On the West** : By R.S./L.R. *Dag* No. 53

Periphery of *Dag* No. 50

- On the North** : 90 (ninety) feet
- On the East** : 14 (fourteen) feet
- On the South** : 89 (eighty nine) feet
- On the West** : 12.8 (twelve point eight) feet

2nd Schedule
(Said Property)
[Subject matter of Sale]

Land classified as *danga* (highland) measuring 8.45 (eight point four five) decimal, more or less [equivalent to 5 (five) *cottah* 1 (one) *chittack* and 38 (thirty eight) square feet, more or less], out of 10 (ten) decimal, being a portion of R.S./L.R. *Dag* No. 49, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of Hariharpur *Gram Panchayet*, Sub-Registration District Baruipur, District South 24 Parganas and described in **Part I** of the **1st Schedule** above.

Land classified as *bagan* (horticultural) measuring 2.7198 (two point seven one nine eight) decimal, more or less [equivalent to 1 (one) *cottah* 10 (ten) *chittack* and 17 (seventeen) square feet, more or less], out of 9 (nine) decimal, being a portion of R.S./L.R. *Dag* No. 50, recorded in L.R. *Khatian* No. 2199, *Mouza* Hariharpur, J.L. No. 11, Police Station Baruipur, within the jurisdiction of Hariharpur *Gram Panchayet*, Sub-Registration District Baruipur, District South 24 Parganas and described in **Part II** of the **1st Schedule** above.

Together with all title, benefits, easements, authorities, claims, demands, usufructs, tangible and intangible rights of whatsoever or howsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof.

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The details of the Said Property are tabulated below:

Mouza	L.R. Dag No.	L.R. Khatian Nos.	Total Area of Dag (in decimal)	Total Area sold (in decimal)	Name of the Recorded Owner
Hariharpur	49	2199	10	8.45	Kakali Sarkar
Hariharpur	50	2199	9	2.7198	Kakali Sarkar
			Total	11.1698	

9. Execution and Delivery

9.1 **In Witness Whereof** the Parties have executed and delivered this Conveyance on the date mentioned above.

Kakali Sarkar

[Kakali Sarkar]
[Vendor]

Abinash More

[Darpad Promoters Private Limited]

[Authorized Signatory]

[Purchasers]

Bajrang Anand

[Panorama Marketing Limited]

Witnesses:

Signature: Bomajunder

Name: Bikranta Majunder

Father's Name: Late: Dhizan Debnath Majunder

Address: Kanthal Puli

P.O.P.S - Chakdana

Signature: Jayanta Kumar Mondal

Name: Jayanta Mondal alias Bapi Mondal

Father's Name: Krishna Pada Mondal

Address: Village Baruli, Post Office Dakshin Gobindapur, Police Station Sonarpur Kolkata-700144

Drafted by: -

Baptarshi
Atipare Court



[Handwritten signature]

ADDITIONAL REGISTRAR
13 SEP 2012

Receipt and Memo of Consideration

Received from the within named Purchasers the within mentioned sum of **Rs.40,00,000/- (Rupees forty lac)** towards full and final payment of the Total Consideration for sale of the Said Property described in the **2nd Schedule** above, in the following manner:

Mode	Date	Bank	Amount (Rs.)
By Pay Order vide No. 194192	12.09.2012	HDFC Bank	10,00,000/-
By Pay Order vide No. 194193	12.09.2012	HDFC Bank	10,00,000/-
By Pay Order vide No. 015607	13.09.2012	Karnataka Bank	10,00,000/-
By Pay Order vide No. 015608	13.09.2012	Karnataka Bank	10,00,000/-
		Total	40,00,000/-

Kakali Sarkar (PAN AWPPS 8321K)

[Kakali Sarkar]
[Vendor]

Witnesses:

Signature *Bikranta Meumder*

Name: *Bikranta Meumder*

Signature *Jayanta Mondal*

Name: *Jayanta Mondal alias Bapi Mondal*



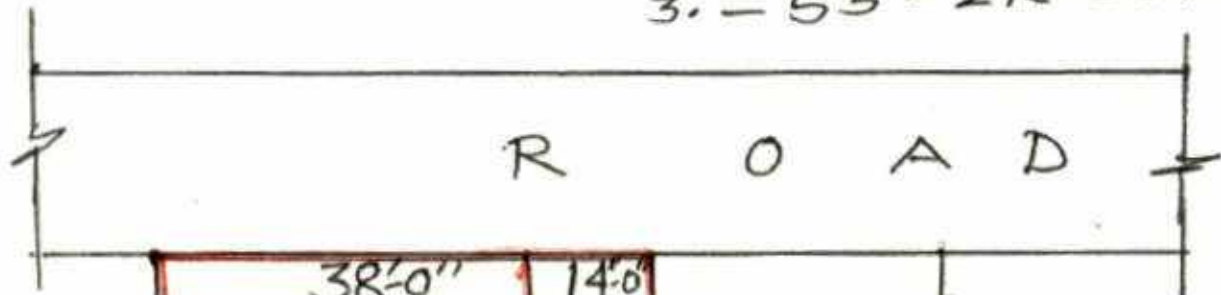
[Handwritten signature]
13 SEP 2012

SITE PLAN SHOWING THE PAKIS OF K.S. DAG NO-49, 50 & 53 AT MOUZA-HARIHAR PUR, J.L. NO-11, P.S.-BARUI PUR, DIST-24PGSD.

AREA:- 09 KATHAS COL-RED.

NOTE:- DAG NO - AREA

- 1. - 49 - 5K-01CH-38SF7
- 2. - 50 - 1K-10CH-17SF7
- 3. - 53 - 2K-03CH-35SF7



R. S. DAG NO-48

100'-0"

38'-0"

R. S. DAG NO-49
5K-01CH-38SF7

90'-0"

14'-0"

R. S. DAG NO-50
1K-10CH-17SF7

ROAD NO-50

R. S. DAG NO-51

OR LAIFAD PROMOTERS PVT. LTD.
Abinash More
Director

Per Panorama Marketing Ltd.
Bijay Singh
Director

40'-0"

43'-0"

12'-8"

R. S. DAG NO-52

Kakali Sarkar

R. S. DAG NO-47

34'-0"

2K-03CH-35SF7

R. S. DAG NO-53

45'-0"

41'-0"














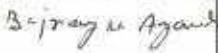











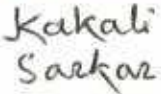










R. S. DAG NO-

Abdul Kader 9/12
ABDUL KADER
D. M. / Civil / Amin.
Vil. & P.O. Mallickpur, Kal. 145
Licence No. 584 / 85



[Handwritten signature]
REGISTRAR
KOLKATA
13 SEP 2012

SPECIMEN FORM TEN FINGER PRINTS

Sl. No.	Signature of the executants and/or purchaser Presentants					
	 					
		Little	Ring	Middle (Left Hand)	Fore	Thumb
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little
	 					
		Little	Ring	Middle (Left Hand)	Fore	Thumb
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little
	 					
		Little	Ring	Middle (Left Hand)	Fore	Thumb
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little



ANDRIANUS SETIAR
DESA SEBANGKALAN KEMATA
13 SEP 2013



Government Of West Bengal
Office Of the A.R.A. - I KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 10541 of 2012
(Serial No. 07834 of 2012)

On 13/09/2012

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.-40,00,000/-

Certified that the required stamp duty of this document is Rs.- 240020 /- and the Stamp duty paid as: Impressive Rs.- 50/-

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

Presented for registration at 13.59 hrs on :13/09/2012, at the Office of the A.R.A. - I KOLKATA by Abinash More , one of the Claimants.

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

Execution is admitted on 13/09/2012 by

1. Kakali Sarkar, wife of Subrata Sarkar , Subudhipur, Brick Field Road, Kolkata, Thana:-Baruipur, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700145, By Caste Hindu, By Profession : Others
2. Abinash More
Authorized Signatory, Darpad Promoters Private Limited, 14, Netaji Subhas Road, Kolkata, Thana:-Hare Street, P.O. :- ,District:-Kolkata, WEST BENGAL, India, Pin :-700001, , By Profession : Business
3. Bajrang Lal Agarwal
Authorized Signatory, Panorama Marketing Limited, 1, Sarojini Naidu Sarani., Kolkata, Thana:-Shakespeare Sarani, P.O. :- ,District:-Kolkata, WEST BENGAL, India, Pin :-700017, , By Profession : Business

Identified By Bikranta Majumder, son of Lt. D. N. Majumder, Village:Kanthalpuli, Thana:-Chakdaha, P.O. :- ,District:-Nadia, WEST BENGAL, India, , By Caste: Hindu, By Profession: Service.

(Ashim Kumar Ghosh)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA

On 22/09/2012

Payment of Fees:

Amount By Cash

Rs. 0.00/-, on 22/09/2012

Amount by Draft



(Ashim Kumar Ghosh)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA

17/11/2012 13:53:00

EndorsementPage 1 of 2



Government Of West Bengal
Office Of the A.R.A. - I KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 10541 of 2012

(Serial No. 07834 of 2012)

Rs. 44087/- is paid , by the draft number 038112, Draft Date 15/09/2012, Bank Name State Bank of India, DALHOUSIE SQUARE, received on 22/09/2012

(Under Article : A(1) = 43989/- ,E = 14/- ,I = 55/- ,M(a) = 25/- ,M(b) = 4/- on 22/09/2012)

Deficit stamp duty

Deficit stamp duty Rs. 240020/- is paid 03811115/09/2012 State Bank of India, DALHOUSIE SQUARE, received on 22/09/2012

(Ashim Kumar Ghosh)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA

On 17/11/2012

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, 5 of Indian Stamp Act 1899.

Payment of Fees:

Amount By Cash

Rs. 0.00/-, on 17/11/2012

(Ashim Kumar Ghosh)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA



(Ashim Kumar Ghosh)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA

Government of West Bengal
Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
Office of the A.R.A. - I KOLKATA, District- Kolkata
Signature / LTI Sheet of Serial No. 07834 / 2012

I . Signature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Abinash More 18 A, May Fair Road, Kolkata, Thana:-Karaya, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700019	 13/09/2012	 LTI 13/09/2012	Abinash More 13/9/12

II . Signature of the person(s) admitting the Execution at Office.

Sl No.	Admission of Execution By	Status	Photo	Finger Print	Signature
1	Kakali Sarkar Address -Subudhipur, Brick Field Road, Kolkata, Thana:-Baruipur, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700145	Self	 13/09/2012	 LTI 13/09/2012	Kakali Sarkar.
2	Abinash More Address -18 A, May Fair Road, Kolkata, Thana:-Karaya, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700019	Self	 13/09/2012	 LTI 13/09/2012	Abinash More
3	Bajrang Lal Agarwal Address -2, Rowland Road, Kolkata, Thana:-Bhawanipore, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700020	Self	 13/09/2012	 LTI 13/09/2012	Bajrang Lal Agarwal.

Name of Identifier of above Person(s)

Bikranta Majumder
Village:Kanthalpuli, Thana:-Chakdaha, P.O. :-
,District:-Nadia, WEST BENGAL, India,

Signature of Identifier with Date

Bikranta Majumder
13/09/2012



(Ashim Kumar Ghosh)
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA
Office of the A.R.A. - I KOLKATA

Dated this 13th day of September, 2012

Between

**Kakali Sarkar
... Vendor**

And

**Darpad Promoters Private Limited & Anr.
... Purchasers**

CONVEYANCE

Portions of
R.S./L.R. Dag Nos. 49 & 50
Mouza Hariharpur
Police Station Baruipur
District South 24 Parganas

Saha & Ray
Advocates
3A/1, 3rd floor
Hastings Chambers
7C, Kiran Sankar Roy Road
Kolkata-700001

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 22
Page from 201 to 216
being No 10541 for the year 2012.



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(Ashim Kumar Ghosh) 20-November-2012
ADDL. REGISTRAR OF ASSURANCE-I OF KOLKATA
Office of the A.R.A. - I KOLKATA
West Bengal