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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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District Sub-Registrar-II
Alipore, South 24 Parganas

30 APR 2019

DEED OF EXCHANGE

THIS DEED OF EXCHANGE is made on this 29th day of April, Two Thousand and Nineteen (2019);

BETWEEN

SP
29/4/19

R 0661233/19

(2)

(1) MR. PRASANTA KUMAR GHOSH, PAN : ADYPG1290M, son Late Balai Chandra Ghosh, by faith – Hindu, by occupation – Business, by Nationality-Indian, (2) MRS. KRISHNA GHOSH, PAN AWIPG581IH, wife of Late Susanta Kumar Ghosh, by Occupation Housewife, (3) MRS. MADHUMITA GHOSH, PAN AWIPG5812E, wife of Mr. Souvik Ghosh and Daughter of Late Susanta Kumar Ghosh, by Occupation Housewife, (4) MRS. KRISHNA GHOSH, PAN AQHPG898IF, wife of Late Dilip Kumar Ghosh by faith Hindu, by Occupation Housewife, No. (1) to (4) all are residing at premises No.27, Sahapur Main Road, having postal address at 73/3, Sahapur Main Road, P.O. Sahapur, Police Station Behala, Kolkata-700038 and (5) MR. SAMIRAN GHOSH, PAN ALLPG3016A, son of Late Dilip Kumar Ghosh, by faith Hindu, by Occupation- Service, presently residing at Flat No.606, Block-A, Modi Splendour, Gajularamaram Village, Quthbullapur, Near Usha Multapudi Hospital Hyderabad, Qutubullaqpur, K.V. Rangareddy, P.O.J.D. Metla, Police Station J.D. Metla, Telengana-500055, No. (2) to (5) are duly represented by their Constituted Attorney namely MR. SOURAV ROY, PAN ALHPR0226K, son of Mr. Subrata Roy, of 67/1, S. N. Roy Road, P.O. Sahapur, Police Station Behala, Kolkata-700038, by the **Power of Attorney**, registered at the Office of A.D.S.R. Behala, 24-Parganas, South, duly registered in Book No.I, Volume No.1607-2018, Pages from 321400 to 321460, Being No. 160710093, for the year 2018, hereinafter jointly called and referred

(3)

to as the "OWNERS/FIRST PARTIES" (which term or expression shall unless excluded by or repugnant to the subject or context to mean and include their respective heirs, executors, administrators, legal representatives and assigns) parties of the FIRST PART:

A N D

(1) SHRI YUDHISTIR RIT, PAN : AHQPR9768P, son of Late Kanailal Rit, by occupation Business, (2) MS. KRISHNA RIT, PAN : ATWPR1678Q, daughter of Shri Sukumar Rit, by aith - Hindu, by occupation-Service, (3) SHRI ABHIJIT RIT, PAN ATWPR1679R, son of Shri Sukumar Rit, by occupation Business, and (4) SHRI BISWAJIT RIT, PAN BIOPR6314K, son of Shri Sukumar Rit, by occupation Service, all are adult Indian inhabitants, by faith Hindu and all are residing at Premises No.26, Sahapur Main Road, having its mailing Address 73/6 Sahapur Main Road, P.O. Sahapur, Police Station Behala, Kolkata-700038, hereinafter jointly called and referred to as the "OWNERS" (which term or expression shall unless excluded by or repugnant to the subject or context to mean and include their respective heirs, executors, administrators, legal representatives and assigns) parties of the SECOND PART:

RECITAL OF THE PROPERTY OF OWNERS/FIRST PARTIES.

WHEREAS one Mrs. Durgarani Ghosh, wife of Balai Chandra Ghosh, during her lifetime purchased ALL THAT piece and parcel of land measuring 3 Cottahs 0 Chittak 0 Sq.ft. be the same a little more

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or less lying and situated in Dag No. 570 under Khatian No. 54 in Mouza Sahapur, J.L. no.8, Pargana Magura, Touzi No.93 and 101, Police Station Behala, , Sub-Registry Office at Alipore and within the local limit of the then South Suburban Municipality now within Ward No.1 18 of The Kolkata municipal Corporation in the District of the then 24- Parganas now South 24-Parganas, hereinafter called and referred to as the "Said Property" by virtue of a Deed of Sale written in Bengali dated 12th day of February, 1953 duly registered in the office of the registering Authority and recorded in Book No.I, Volume No.7, Pages from 256 to 259, Being No. 294, for the year 1953 at or for the valuable consideration mentioned therein from erstwhile Ram Chandra Basu Biswas, son of Gosto Behari Basu Biswas.

AND WHEREAS after purchasing the said property the said Mrs. Durgarani Ghosh mutated her name in the Assessment Record of the then South Suburban Municipality in respect of the said property and constructed Two storied building thereon measuring about 800 sq.ft. (Ground Floor 400 sq.ft. and First floor 400 sq.ft.) and was enjoying the same by payment of rates and taxes to the appropriate authorities.

AND WHEREAS during the operation of the Last Revisional Settlement the said property of the said Mrs. Durgarani Ghosh is

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recorded in R.S. Dag No. 2043 under R.S. Khatian No. 54 in Mouza Sahapur, J.L. No.8 and finally published.

AND WHEREAS be it noted that after inception of the Calcutta Municipal Corporation now renamed as The Kolkata Municipal Corporation the said property of Mrs. Durgarani Ghosh is assessed and numbered as Municipal Premises No.27, Sahapur Main Road, having its Postal Address 73/3, Sahapur Main Road, Police Station Behala, Kolkata-700038 within Ward No. 118 of the Kolkata Municipal Corporation, and its Assessee No.41-118-11-0027-1 in the District of South 24-Parganas.

AND WHEREAS the said Mrs. Durgarani Ghosh during her lifetime executed a Deed of Settlement dated 2nd day of September, 1975 in favour of her husband Balai Chandra Ghosh and her three sons namely - Dilip Kumar Ghosh (since deceased), Susanta Kumar Ghosh (since deceased) and Prasanta Kumar Ghosh and the said Deed of Settlement was duly registered in the office of the joint Sub-Registrar of Alipore at Behala and recorded in Book No.I, Volume No.73, Pages from 130 to 135, Being No. 4152 for the year 1975 with the several terms and conditions mentioned therein.

AND WHEREAS during the subsistence of the said Deed of Settlement the husband of the said Mrs. Durgarani Ghosh namely Shri

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Balai Chandra Ghosh died intested on 18.08.2005, living behind him surviving his wife Mrs. Durgarani Ghosh the owner of the said property and 3 (three) sons namely Shri Dilip Kumar Ghosh, Shri Prasanta Kumar Ghosh and Shri Sushant Kumar Ghosh, as his only legal heirs and successors.

AND WHEREAS during the subsistence of the said Deed of Settlement out of the aforesaid 3 (three) sons of the said Mrs. Durgarani Ghosh, one son namely Dilip Kumar Ghosh died intestate on 25.11.2008 leaving behind him surviving his wife namely Mrs. Krishna Ghosh and only son namely Samiran Ghosh as his only legal heirs, heiresses and successors who jointly inherited his share in the said property as left behind by deceased Dilip Kumar Ghosh as per the provisions of the Hindu Succession Act, 1956.

AND WHEREAS while thus seized and possessed of the said property the said Owner namely Mrs. Durgarani Ghosh died on 25/07/2010 leaving behind her aforesaid Deed of Settlement whereby her two sons namely Susanta Kumar Ghosh and Prasanta Kumar Ghosh and the aforesaid successors of her deceased son Dilip Kumar Ghosh i.e. his wife namely Mrs. Krishna Ghosh and only son Simran Ghosh as her legal successors each having their $1/3^{\text{rd}}$, $1/3^{\text{rd}}$, $1/6^{\text{th}}$ and $1/6^{\text{th}}$ undivided and un-demarcated share respectively in the said

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property and were jointly enjoying and occupying the same as absolute owners thereof..

AND WHEREAS while thus seized and possessed of the said property out of the aforesaid Owners One of the aforesaid son of the said Ms. Durgarani Ghosh namely Susanta Kumar Ghosh died intestate on 10/10/2018 leaving behind him surviving his wife Mrs. Krishna Ghosh and only married daughter namely Mrs. Madhumita Ghosh, wife of Mr. Souvik Ghosh as his only legal heiresses and successors who jointly inherited the said 1/3rd share of the deceased Sushanta Kumar Ghosh in the said property each having 1/6th undivided and un-demarcated share in the said property and were jointly enjoying and occupying the same as absolute owners thereof with other co-sharers, without any objection from any one in any manner whatsoever.

AND WHEREAS after the death of the said Mrs. Durgarani Ghosh, as per the terms of the said Deed of Settlement and in the manner aforesaid, the said Prasanta Kumar Ghosh, the legal heirs of the said deceased Dilip Kumar Ghosh namely Mrs. Krishna Ghosh, Samiran Ghosh and the legal heirs of the said deceased Susanta Kumar Ghosh namely Mrs. Krishna Ghosh and Mrs. Madhumita Ghosh became the joint owners of their respective shares as stated above in the said property i.e. ALL THAT piece and parcel of Bastu land measuring 3

Cottahs 0 Chittak 0 Sq. ft. be the same or a little more or less together with Two Storied Pucca cemented flooring residential Building standing thereon measuring about 800 sq.ft. (Ground Floor 400 sq.ft. and First floor 400 sq.ft.), more or less, lying and situated Premises No. 27, Sahapur Main Road, having its Postal Address 73/3, Sahapur Main Road, Police Station Behala, Kolkata – 700038, within Ward No. 118 of The Kolkata Municipal Corporation and its Assessee No. 41-118-11-0027-1 in the District of South 24 Parganas, Police Station Behala, District Sub-Registry Office at Alipore and A.D.S.R. Office at Alipore, in C. S. Dag No. 570 under C. S. Khatian No. 54 corresponding to R. S. Dag No. 2043 under R. S. Khatian No. 54 in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, absolutely and forever and all are jointly enjoying, possessing and occupying the same by making payments of rates and taxes to the appropriate authorities.

AND WHEREAS it is pertinent to mentioned here that at the time of execution of the aforesaid Deed of Settlement by the said Mrs. Durgarani Ghosh, she had two more sons namely Mr. Arun Kumar Ghosh and Mr. Nemai Chandra Ghosh, both sons of Balai Chandra Ghosh (since deceased) and the said Mrs. Durgarani Ghosh (since deceased) and they confirmed the said Deed of Settlement as executed by their mother by signing deed of declaration by which they declared that they have no claim or demand over the said property in any

manner whatsoever and relinquished their right, title and interest in the said property of their mother Mrs. Durgarani Ghosh forever.

AND WHEREAS in the manner aforesaid the Vendors No.1 to 5 of the First Part herein become the joint owners in respect of the said property i.e. ALL THAT piece and parcel of Bastu land measuring 3 Cottahs 0 Chittak 0 Sq. ft. be the same or a little more or less together with Two Storied Pucca cemented flooring residential Building standing thereon measuring about 800 sq.ft. (Ground Floor 400 sq.ft. and First floor 400 sq.ft.), more or less, lying and situated Police Station Behala, District Sub-Registry Office at Alipore and A.D.S.R. Office at Alipore and its Municipal Premises No. 27, Sahapur Main Road, having its Postal Address 73/3, Sahapur Main Road, Police Station Behala, Kolkata - 700038, within Ward No. 118 of The Kolkata Municipal Corporation and its Assessee No. 41-118-11-0027-1 in the District of South 24 Parganas, in C. S. Dag No. 570 under C. S. Khatian No. 54 in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, morefully and particularly described in the **Schedule -"A"** hereunder written and hereinafter called and referred to as the "**Schedule A property**", having their undivided and undemarcated share therein and have been using, enjoying and occupying the same as absolute owners thereof.

RECITAL OF THE PROPERTY OF OWNERS/SECOND PARTIES.

WHEREAS one Mrs. Dibya Bala Acharya, Wife of Late Atul Chandra Acharya during her lifetime purchased ALL THAT piece and parcel of bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated in R.S. Dag No. 570 under R.S. Khatian No. 54 in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, Police Station Behala, Sub-Registry Office at Bahela within the local limit of the then South Suburban Municipality now within Ward No. 118 of The Kolkata Municipal Corporation in the District of the then 24 Parganas now South 24 Parganas, hereinafter called and referred to as the "said property", by virtue of a Deed of Sale written in Bengali dated 4th day of March, 1959 duly registered in the Office of the Sub-Registrar at Alipore and recorded in Book No. I, Volume No. 32, Pages from 210 to 217, Being No. 2430 for the year 1959 at or for the valuable consideration mentioned therein from the erstwhile land owner Shri Nabadwip Chandra Saha.

AND WHEREAS after purchase the said property the said Mrs. Dibya Bala Acharya mutated her name in the Assessment Record of the then South Suburban Municipality in respect of the said property and was residing thereon with her family members and was enjoying

her all right, title and interest at her said property by making payments of rates and taxes to the appropriate authorities.

AND WHEREAS during the operation of the Last Revisional Settlement the said property of the said Mrs. Dibya Bala Acharya is recorded in R.S. Dag No 570 under R.S. Khatian No. 54 in Mouza Sahapur, J. L. No. 8 and finally published.

AND WHEREAS while thus using, enjoying and occupying of the said property the said Owner - Mrs. Dibya Bala Acharya died intestate on 17/04/1965 leaving behind surviving her only son Narayan Chandra Acharya and two daughters namely Santa Acharya and Krishna Acharya as her only legal heir, heiresses and successors who jointly inherited the said property as left by the said Mrs. Dibya Bala Acharya (since deceased) as per the provision of the Hindu Succession Act, 1956 as her (Mrs. Dibya Bala Acharya) husband Atul Chandra Acharya predeceased of her.

AND WHEREAS after the death of the said Mrs. Dibya Bala Acharya, her only son namely Narayan Chandra Acharya, and two daughters namely Santa Acharya and Krishna Acharya became the joint owners of the said property each having $1/3^{\text{rd}}$ undivided and undemarcated share therein and have been jointly enjoying and

occupying the same as absolute owners thereof without any interference from any one in any manner whatsoever.

AND WHEREAS during enjoyment of the said property the aforesaid owners namely Narayan Chandra Acharya, Santa Acharya and Krishna Acharya jointly sold, transferred and conveyed the said property to one Kanai Lal Rit, Son of Late Dhananjay Rit by a Deed of Sale written in Bengali dated 10/02/1978 duly registered in the Office of the Jt. Sub-Registrar of Alipore at Behala and recorded in Book No. I, Deed No. 259 for the year 1978 at or for the valuable consideration mentioned therein.

AND WHEREAS after purchase of the said property the said Kanai Lal Rit seized and possessed of the same as absolute owner thereof and mutated his name in the Assessment Record of the then South Suburban Municipality and after inception of the Calcutta Municipal Corporation, the said property have been assessed and numbered as ALL THAT piece and parcel of bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee

No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Alipore in R.S. Dag No.570, R.S. Khatian No.54 in Mouza Sahapur, J. L. No. 8, Touzi Nos. 93 and 101, hereinafter called and referred to as the "said property", and have been enjoying and occupying the same as absolute owners thereof without any interference from any one in any manner whatsoever by making payments rates and taxes to the concerned authorities in respect thereof.

AND WHEREAS while thus seized and possessed, and in peaceful enjoyment of the said property the said Owner Sri Kanai Lal Rit died intestate on 22/10/2008 leaving behind him surviving his wife Mrs. Santabala Rit, five sons namely Sukumar Rit, Sudhansu Rit, Balaram Rit, Kshudiram Rit and Yudhistir Rit and two married daughters namely Mrs. Pranati Das, Wife of Mr. Ananda Gopal Das and Mrs. Dipali Achar, Wife of Sri Sanjit Achar, as his only legal heirs, heiresses and successors who jointly inherited the said property as left by deceased Kanai Lal Rit, as per the provision of the Hindu Succession Act, 1956 each having their 1/8th undivided and undemarcated share in the said property who have been jointly enjoying, occupying and possessing the same as absolute owners thereof and jointly doing all acts of Ownership in respect thereof without any interfere of in any manner whatsoever.

AND WHEREAS while thus seized and possessed, and in peaceful enjoyment of the said property the said wife of the said Kanai Lal Rit namely Santabala Rit died intestate on 16/02/2015 leaving behind her surviving her aforesaid sons and married daughters as her only legal heirs, heiresses and successors who jointly inherited her 1/8th share of the said property as left behind by her as per the provision of the Hindu Succession Act, 1956 each having their 1/7th undivided and undemarcated share in the same and have been jointly enjoying, occupying and possessing the same as absolute owners thereof and jointly doing all acts of Ownership in respect thereof without any interfere of in any manner whatsoever.

AND WHEREAS after the death of the said Kanai Lal Rit and his wife Santabala Rit, the said Sukumar Rit, Sudhansu Rit, Balaram Rit, Kshudiram Rit, Yudhistir Rit, Mrs. Pranati das, Wife of Mr. Ananda Gopal Das and Mrs. Dipali Achar, Wife of Sanjit Achar, became the joint owners of ALL THAT piece and parcel of bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-

Parganas, Sub-Registry Office at Alipore in R.S. Dag No.570, R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8 Touzi Nos. 93 and 101, along with right to enjoy the 4' ft. wide common passage on the Northern Side and 27 no Sahapur Main Road on the Western Side of the said property and were enjoying the same by making payments of rates and taxes to the appropriate authorities each having 1/7th undivided and undemarcated share therein and have been jointly enjoying, occupying and possessing the same as absolute owners thereof and jointly doing all acts of Ownership in respect thereof without any interfere of in any manner whatsoever.

AND WHEREAS while thus seized and possessed of the said property out of the aforesaid seven owners, five owners namely Shri Sudhansu Kumar Rit, Shri Balaram Rit, Shri Kshudiram Rit all sons of Late Kanai Lal Rit, Srimati Pranati Das wife of Mr. Ananda Gopal Das and Daughter of Late Kanai Lal Rit, Shrimati Dipali Achar wife of Sri Sanjit Achar, and Daughter of Late Kanai Lal Rit, jointly by a registered Deed of Gift dated 5th April, 2019, mentioned as the **DONORS** of the One Part therein, Gifted their respective 1/7th undivided and undemarcated shares in the said property i.e. ALL THAT piece and parcel of bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no.

26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Behala in R.S. Dag No.570, R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8 Touzi Nos. 93 and 101, unto and in favour of their own brother namely Shri Sukumar Rit son of Late Kanai Lal Rit mentioned as the **DONEE** therein of the other part the said Deed of Gift, registered in the office of A.D.S.R. Behala, 24-Parganas (South), duly recorded in the Book No.I, Volume No. 1607-2019, Pages from 120749 to 120792 being No.160703857 for the year 2019 and thereby the said Shri Sukumar Rit son of Late Kanai Lal Rit, become the owner of 6/7th undivided and un-demarcated share in the said property and have been enjoying, occupying and possessing the same with other co-sharer his brother namely Shri Yudhistir Rit son of Late Kanai Lal Rit.

AND WHEREAS in the manner aforesaid the said Sukumar Rit son of Late Kanailal Rit, become the Owner of 6/7th undivided and undemarcated share in the said property and while thus he seized and possessed of the said property the said Sukumar Rit son of Late Kanai Lal Rit, by a registered Gift dated 10th April, 2019, mentioned as **DONOR** therein of the one part Gifted his 6/7th undivided and undemarcated shares in the said property i.e. **ALL THAT** piece and

parcel of bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Alipore in C.S. Dag No.570, C.S. Khatian No.54 in Mouza Sahapur, J. L. No. 8, Touzi Nos. 93 and 101, unto and in favour of his brother SHRI YUDHISTIR RIT son of Late Kanai Lal Rit, and his daughter and sons namely MS. KRISHNA RIT daughter of Shri Sukumar Rit, SHRI ABHIJIT RIT son of Shri Sukumar Rit and SHRI BISWAJIT RIT son of Sukumar Rit, as mentioned as **DONEES** therein, of the other Part therein, the said Deed of Gift is registered in the office of A.D.S.R. Behala, South 24-Parganas, duly recorded in Book No.I, Volume No. 1607-2019, Pages from 122516 to 122553 being No.160703894 for the year 2019 and thereby the said Shri Yudhistir Rit, son of Late Kanai Lal Rit, and MS. KRISHNA RIT daughter of Shri Sukumar Rit, SHRI ABHIJIT RIT son of Shri Sukumar Rit and SHRI BISWAJIT RIT son of Sukumar Rit, become the joint owners of their said property having their respective undivided and un-demarcated share as per aforesaid Deed of Gift as well as own shares in the said property and have been enjoying, occupying and possessing the same

as absolute owner thereof morefully and particularly mentioned and described in the Schedule "B", hereunder written and hereinafter called and referred to as the "Schedule B property" and have been jointly enjoying, occupying and using all their respective right, title and interest in the same without any interference from any one in any manner whatsoever.

AND WHEREAS in the manner aforesaid the Owners of the **FIRST PART** namely Mr. Prasanta Kumar Ghosh, son of Late Balai Chandra Ghosh, Mrs. Krishna Ghosh, wife of Late Susanta Kumar Ghosh, Mrs. Madhumita Ghosh, wife of Souvik Ghosh, daughter of Late Sushanta Kumar Ghosh, Mrs. Krishna Ghosh, wife of Late Dilip Kumar Ghosh daughter of Susanta Kumar Ghosh and Mr. Samiran Ghosh son of Late Dilip Kumar Ghosh, for the sake and brevity hereafter referred to as the **Owners of the first Part** become the absolute joint owners in possession of the property i.e. ALL THAT piece and parcel of Bastu land measuring 3 Cottahs 0 Chittak 0 Sq. ft. be the same or a little more or less together with Two Storied Pucca cemented flooring residential Building standing thereon measuring about 800 sq.ft. (Ground Floor 400 sq.ft. and First floor 400 sq.ft.), more or less, lying and situated Premises No. 27, Sahapur Main Road, having its Postal Address 73/3, Sahapur Main Road, Police Station Behala, Kolkata – 700038, within Ward No. 118 of The Kolkata Municipal Corporation and its Assessee No. 41-118-11-0027-1 in the District of South 24

Parganas, Police Station Behala, District Sub-Registry Office at Alipore and A.D.S.R. Office at Alipore, in C. S. Dag No. 570 under C. S. Khatian No. 54 in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, morefully and particularly described in the Schedule -"A" hereunder written and hereinafter called and referred to as the "Schedule A property" contagious to Schedule -"B" property.

AND WHEREAS in the manner aforesaid the Owners of the **SECOND PART** namely Shri Yudhistir Rit son of Late Kanai Lal Rit, Ms. Krishna Rit daughter of Shri Sukumar Rit, Shri Abhijit Rit son of Sri Sukumar Rit and Shri Biswajit Rit son of Sukumar Rit, for the sake and brevity hereafter referred to as the **Owners of the Second Part** become the absolute joint owners in possession of the property i.e. ALL THAT piece and parcel of bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Behala in R.S. Dag No.570, R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos.

93 and 101, along with right to enjoy the 4' ft. wide common passage on the Northern Side and 27no. Sahapur Main Road on the Western Side of the said property, morefully and particularly described in the Schedule -"B" hereunder written and hereinafter called and referred to as the "Schedule B property", contiguous to Schedule-"A" property.

AND WHEREAS the Schedule A Property and Schedule B property is adjacent and contiguous to each other for the same the parties of the First Part and Parties of the Second Part, hereto, have jointly become desirous and agreed to mutually exchange and transferred of the Ownership of the said properties as between them viz. that the First Part herein shall jointly convey and transfer **ALL THAT** piece and parcel of Bastu Land, measuring about 1 (one) Cottah 00 (zero) Chittack and 00 (zero) sq.ft., with 50 (fifty) sq.ft. constructed area in the building in the total land measuring about 3 Cottahs 0 Chittak 0 Sq. ft. be the same or a little more or less together with Two Storied Pucca cemented flooring residential Building standing thereon measuring about 800 sq.ft. (Ground Floor 400 sq.ft. and First floor 400 sq.ft.), more or less, lying and situated Premises No. 27, Sahapur Main Road, having its Postal Address 73/3, Sahapur Main Road, Police Station Behala, Kolkata - 700038, within Ward No. 118 of The Kolkata Municipal Corporation and its Assessee No. 41-118-11-0027-1 in the District of South 24 Parganas, Police Station

Behala, District Sub-Registry Office at Alipore and A.D.S.R. Office at Alipore, in C. S. Dag No. 570 under C. S. Khatian No. 54 in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, together with use and enjoyment of all common portion and common facilities thereof with right to easement thereon, to the **SECOND PART** herein, who will convey and transfer **ALL THAT** piece and parcel of Bastu Land, measuring about 1 (one) Cottah 00 (zero) Chittack and 00 (zero) sq.ft., with 50 (fifty) sq.ft. constructed area in the building in the total land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Bahela in R.S. Dag No.570, R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, along with right to enjoy the 4' ft. wide common passage on the Northern Side and 27no. Sahapur Main Road on the Western Side of the said property, together with use and enjoyment of all common portion and common facilities thereof with right to easement thereon, to the **FIRST PART** herein.

NOW THIS DEED OF EXCHANGE WITNESSES that in pursuance of the aforesaid agreement, intention and in consideration of the transfer effected by the **Second Part** as hereunder appearing the said **First Part** as beneficial owners do hereby grant, convey, transfer, assign and assure unto an in favour of the said **Second Part**, free from all encumbrances, undivided and un-demarkated share of land, measuring about **1 (one) Cottah 00 (zero) Chittack and 00 (zero) sq.ft.**, with **50 (fifty) sq.ft.** constructed area in the building thereon **TOGETHER WITH** undivided proportionate share of land including all common facilities and common amenities belonging to the said building as well as all common right, parts or portions with easement right comprised in the total land measuring about **3 (three) Cottahs 00 Chittaks 00 Sq. ft.**, together with two-storied building at measuring about **800 sq.ft.** (Ground Floor **400 sq.ft.** and First Floor **400 sq.ft.**) be the same or a little more or less lying and situated at premises no. **27, Sahapur Main Road**, having its postal address at **73/3, Sahapur Main Road, P.S. Behala, Kolkata-700038**, within **Ward No.118** of the **Kolkata Municipal Corporation**, being its Assessee **No.41-118-11-0026-1**, in the **District South 24-Parganas, Sub-Registry Office at Alipore** in **C.S. Dag No.570, C.S. Khatian No.54**, in **Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101**, in **Schedule - "A"** property, as delineated in the **Map or Plan** annexed hereto and marked with **"RED"** bordered line, **TO HAVE AND TO HOLD** the same absolutely and forever in

exchange for what is hereunder transfer by the **Second part** in favour of the **first Part** herein. And That the said **Second Part** in further pursuance of the aforesaid agreement, intention and in consideration of the transfer effected by the **First Part** herein as beneficial owners do hereby grant, convey, transfer, assign and assure unto and in favour of the said **First Part**, free from all encumbrances, undivided and un-demarcated share of land, measuring about **1 (one) Cottah 00 (zero) Chittack and 00 (zero) sq.ft.**, with **50 (fifty) sq.ft.** constructed area in the building thereon **TOGETHER WITH** undivided proportionate share of land including all common facilities and common amenities belonging to the said building as well as all common right, parts or portions with easement right comprised in the total land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Alipore in R.S. Dag No.570, R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, **TOGETHER WITH** undivided proportionate share of land including all common facilities and common amenities belonging to the said building

as well as all common right, parts or portions with easement right comprised in **Schedule – “B”** property, as delineated in the Map or Plan annexed hereto and marked with “**GREEN**” bordered line, **TO HAVE AND TO HOLD** the same absolutely and forever in exchange for what is hereunder transfer by the First Part in favour of the **Second Part** herein as aforesaid.

IT IS HEREBY AGREED AND DECLARED that is parties hereto have good right, full power, absolute authority and in indefeasible title to give, grant, transfer and convey the property exchange by this Deed **AND** that each party shall all time hereafter peaceable quietly hold, possess and enjoy the same without any claim, demand or interruption by the other and will, at the request and cost of the other, execute every such assurance or assurances and further do execute and perform every such act/acts, deed/deeds or thing/things as shall reasonably be required by the other for the further and more perfectly assuring to the other property hereby convey and transfer to him or them.

IT IS HEREBY FURTHER DRECLARED that the value of the property specified in each of the Schedules is equal and the same is Rs.10,00,000/- (Rupees Ten Lacs only).

THE SCHEDULE – “A” ABOVE REFERRED TO

ALL THAT piece and parcel of undivided and undemarcated Bastu land measuring about 1 cottahs 00 chittak 00 sq.ft. together with 50 sq.ft. constructed area out of total bastu land measuring about 3 (three) Cottahs 00 Chittaks 00 Sq. ft., together with two-storied building at measuring about 800 sq.ft. (Ground Floor 400 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 27, Sahapur Main Road, having its postal address at 73/3, Sahapur Main Road, P.S. Behala, presently New Alipore, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-1, in the District South 24-Parganas, Sub-Registry Office at Alipore **TOGETHER WITH** undivided proportionate share of land including all common facilities and common amenities belonging to the said building as well as all common right, parts or portions with easement right comprised in Schedule – “A” property in C.S. Dag No.570, C.S. Khatian No.54, correspond to R.S. Dag No. 2043 and R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, as delineated in the Map or Plan annexed hereto and marked with “RED” bordered line, butted and bounded as follows: -

- ON THE NORTH** : Premises No.71/1, Sahapur Main Road
ON THE SOUTH : Premises No.11, Sahapur Main Road
ON THE EAST : Premises No.26, Sahapur Main Road
ON THE WEST : 22' Feet Wide Sahapur Main Road

THE SCHEDULE - "B" ABOVE REFERRED TO

ALL THAT piece and parcel of undivided and undemarcated Bastu land measuring about 1 cottahs 00 chittak 00 sq.ft. together with 50 sq.ft. constructed area out of total bastu land measuring about 3 Cottahs 11 Chittaks 28 Sq. ft., together with two-storied building at measuring about 1000 sq.ft. (Ground Floor 600 sq.ft. and First Floor 400 sq.ft.) be the same or a little more or less lying and situated at premises no. 26, Sahapur Main Road, having its postal address at 73/6, Sahapur Main Road, P.S. Behala, presently New Alipore, Kolkata-700038, within Ward No.118 of the Kolkata Municipal Corporation, being its Assessee No.41-118-11-0026-0, in the District South 24-Parganas, Sub-Registry Office at Alipore **TOGETHER WITH** undivided proportionate share of land including all common facilities and common amenities belonging to the said building as well as all common right, parts or portions with easement right comprised in Schedule - "A" property in C.S. Dag No.570, C.S. Khatian No.54, correspond to R.S. Dag No. 2043 and R.S. Khatian No.54, in Mouza Sahapur, J. L. No. 8, Pargana Magura, Touzi Nos. 93 and 101, as delineated in the Map or Plan annexed hereto and marked with "GREEN" bordered line, butted and bounded as follows :-

- ON THE NORTH** : Premises No.73/2 Sahapur Main Road
ON THE SOUTH : Premises No.73/5 Sahapur Main Road
ON THE EAST : Premises No.17/2/6 Sahapur Main Road
ON THE WEST : Premises No. 27 Sahapur Main Road

IN WITNESS WHEREOF the parties hereto have set and subscribed their respective hands and seals the day month and year first above written.

Prasanta Kumar Ghosh

Journaled A...

Being constituted Attorney for.

Krishna Ghosh
Madhumita Ghosh
Krishna Ghosh
Somiran Ghosh

WITNESSES:

1. Rajendra Kumar Yadav
Alipore Police Court
Kolkata-700027

SIGNATURE OF THE OWNERS/
FIRST PART

2. Jaydeep Bhattacharya
47/2, South Behala Rd.
Kolkata - 700061

Judhishri Pal
Krishna Rit
Abhijit Rit
Paisarajit Rit

SIGNATURE OF THE OWNERS/
SECOND PART

Drafted by me:

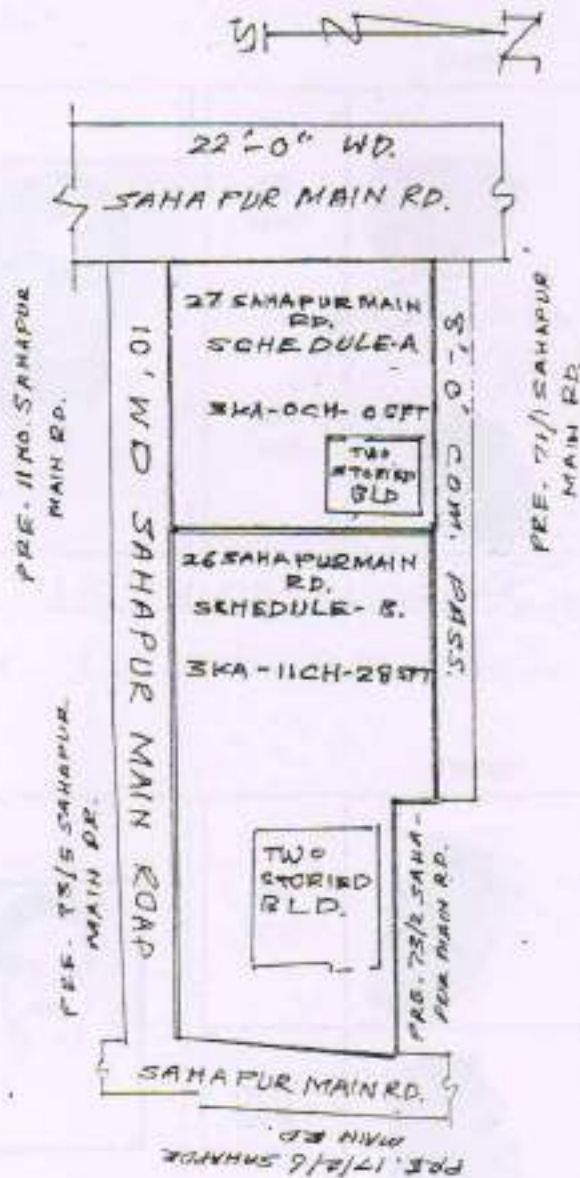
Rajendra Kumar Yadav

Rajendra Kumar Yadav, Advocate,
Alipore Police Court,
Kolkata-700027.
(M) 9433149795.

SITE PLAN OF EXCHANGED PROPERTY i.e ALL THAT PEICE AND PARCEL OF UNDIVIDED & UNDEMARKCATED AREA OF LAND MEASURING ABOUT 1 K 00 CH 00 SQFT TOGETHER WITH 50 SQ FT AREA IN TWO STORIED BUILDING OUT OF TOTAL LAND MEASURING ABOUT 3 K 00 CH 00 SQFT CONSISTING OF TWO STORIED BUILDING MEASURING ABOUT 800 SQ FT LYING AND SITUATED AT PREMISES NO. 27 SAHAPUR MAIN ROAD, POSTAL ADDRESS 73/3 SAHAPUR MAIN ROAD . PS BEHALA , KOLKATA : 700038 UNDER KMC WARD NO. 118 DILINATED BY RED BORDAR LINE IN MAP

SITE PLAN OF EXCHANGED PROPERTY i.e ALL THAT PEICE AND PARCEL OF UNDIVIDED & UNDEMARKCATED AREA OF LAND MEASURING ABOUT 1 K 00 CH 00 SQFT TOGETHER WITH 50 SQ FT AREA IN TWO STORIED BUILDING OUT OF TOTAL LAND MEASURING ABOUT 3 K 11 CH 28 SQFT CONSISTING OF TWO STORIED BUILDING MEASURING ABOUT 1000 SQ FT LYING AND SITUATED AT PREMISES NO. 26 SAHAPUR MAIN ROAD, POSTAL ADDRESS 73/6 SAHAPUR MAIN ROAD. PS BEHALA , KOLKATA : 700038 UNDER KMC WARD NO. 118 DILINATED BY GREEN BORDAR LINE IN MAP

Prasanta Kumar Ghosh



Jenranda
Being Constituted Attorney
for
Krishna Ghosh
Madhumita Ghosh
Krishna Ghosh
Samiran Ghosh

SIG. OF OWNERS/1ST PARTIES

Judhisita Rit.
Krishna Rit
Abhijit Rit
Piswajit Rit.

SIG. OF OWNERS/2ND PARTIES












Sachi Prasad.

DRAWN BY



SACHI PRASAD
24/11/2017
10:30 AM

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











Name SOURAV ROY
 Signature Sourav Roy

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

Name PRASANTA KUMAR GHOSH
 Signature Prasant Kumar Ghosh

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

Name RITWIK
 Signature Ritwik

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












Name KRISHNA RIT

Signature Krishna Rit

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

Name ABHIJIT RIT

Signature Abhijit Rit

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

Name BISWAJIT RIT

Signature Biswajit Rit

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

GRN: 19-201920-000999498-1 Payment Mode Online Payment
GRN Date: 29/04/2019 13:14:57 Bank: HDFC Bank
BRN: 787135103 BRN Date: 29/04/2019 13:16:13

DEPOSITOR'S DETAILS

Id No. : 16020000661233/6/2019
(Query No./Query Year)

Name : SOURAV ROY
Contact No. : 9674675024 Mobile No. : +91 9674675024
E-mail :
Address : 671 SN Roy Road Kolkata 700038
Applicant Name : Mr RAJENDRA KUMAR YADAV
Office Name :
Office Address :
Status of Depositor : Attorney of Claimant
Purpose of payment / Remarks : Exchange, Exchange Payment No 6

PAYMENT DETAILS

Sl No.	Identification No.	Head of A/C Description	Head of A/C	Amount [₹]
1	16020000661233/6/2019	Property Registration- Stamp duty	0030-02-103-003-02	54503
2	16020000661233/6/2019	Property Registration- Registration Fee	0030-03-104-001-16	9143

Total

63646

In Words : Rupees Sixty Three Thousand Six Hundred Forty Six only

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

GRN: 19-201920-001004306-1 Payment Mode Online Payment
GRN Date: 29/04/2019 14:34:56 Bank: HDFC Bank
BRN: 787198221 BRN Date: 29/04/2019 14:36:10

DEPOSITOR'S DETAILS

Id No. : 16020000661233/9/2019
(Query No./Query Year)

Name : SOURAV ROY
Contact No. : Mobile No. +91 9674675024
E-mail :
Address : 671 SN Roy Road Kolkata700038
Applicant Name : Mr RAJENDRA KUMAR YADAV
Office Name :
Office Address :
Status of Depositor : Attorney of Claimant
Purpose of payment / Remarks : Exchange, Exchange Payment No 9

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16020000661233/9/2019	Property Registration- Stamp duty	0030-02-103-003-02	54584
2	16020000661233/9/2019	Property Registration- Registration Fees	0030-03-104-001-16	9097







In Words : Rupees Sixty Three Thousand Six Hundred Eighty One only
Total 63681









Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - I | SOUTH 24-PARGANAS, District Name : South 24-Parganas
Signature / LTI Sheet of Query No/Year 16020000661233/2019

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr Prasanta Kumar Ghosh 26, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038	Parties to Exchange			Prasanta Kumar Ghosh 29/4/19
2	Mr Yudhistr Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038	Parties to Exchange			Yudhistr Rit 29.04.2019
3	Mrs Krishna Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038	Parties to Exchange			Krishna Rit 29/04/2019

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr Abhijit Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Allpore, District:- South 24-Parganas, West Bengal, India, PIN - 700038	Parties to Exchange			Abhijit Rit 29/04/2019
5	Mr Biswajit Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Allpore, District:- South 24-Parganas, West Bengal, India, PIN - 700038	Parties to Exchange			Biswajit Rit 29/4/2019
6	Mr Sourav Roy 67/1, S.N. Roy Road, P.O:- Sahapur, P.S:- New Allpore, District:- South 24-Parganas, West Bengal, India, PIN - 700038	Attorney of Parties to Exchange [Mrs Krishna Ghosh] [Mrs Madhumita Ghosh] [Mrs Krishna Ghosh] [Mr Samiran Ghosh]			Sourav Roy 29/4/2019

Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Rajendra Kumar Yadav Son of R Yadav Alipore Police Court, P.O:- Alipore, P.S.- Alipore, District:- South 24-Parganas, West Bengal, India, PIN - 700027	Mr Prasanta Kumar Ghosh, Mr Yudhistir Rit, Mrs Krishna Rit, Mr Abhijit Rit, Mr Biswajit Rit, Mr Sourav Roy			Rajendra K. Yadav. 29/04/2019

(Samar Kumar Pramanick)

DISTRICT SUB-
REGISTRAR

OFFICE OF THE D.S.R. - I
I SOUTH 24-PARGANAS

South 24-Parganas, West
Bengal

Parties to Exchange Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mr Prasanta Kumar Ghosh Son of Late Balai Chandra Ghosh 26, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: ADYPG1290M, Status :Individual, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence
2	Mrs Krishna Ghosh Wife of Late Susanta Kumar Ghosh 26, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No.: AWIPG5811H, Status :Individual, Executed by: Attorney, Executed by: Attorney
3	Mrs Madhumita Ghosh Wife of Mr Souvik Ghosh 26, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas West Bengal, India, PIN - 700038 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No.: AWIPG5812E, Status :Individual, Executed by: Attorney, Executed by: Attorney
4	Mrs Krishna Ghosh Wife of Late Dilip Kumar Ghosh 26, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No.: AQHPG8981F, Status :Individual, Executed by: Attorney, Executed by: Attorney
5	Mr Samiran Ghosh Son of Late Dilip Kumar Ghosh 26, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of India, PAN No.: ALLPG3016A, Status :Individual, Executed by: Attorney, Executed by: Attorney
6	Mr Yudhistir Rit Son of Late Kanailal Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AHQPR9768P, Status :Individual, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence
7	Mrs Krishna Rit Daughter of Mr Sukumar Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of India, PAN No.: ATWPR1678Q, Status :Individual, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence
8	Mr Abhijit Rit Son of Mr Sukumar Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: ATWPR1679R, Status :Individual, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence
9	Mr Biswajit Rit Son of Mr Sukumar Rit 27, Sahapur Main Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of India, PAN No.: BIOPR6314K, Status :Individual, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 29/04/2019 , Admitted by: Self, Date of Admission: 29/04/2019 ,Place : Pvt. Residence

Major Information of the Deed :- I-1602-03508/2019-30/04/2019

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mr Sourav Roy (Presentant) Son of Mr Subrata Roy 67/1, S.N. Roy Road, P.O:- Sahapur, P.S:- New Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700038, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No:: ALHPR0226K Status : Attorney, Attorney of : Mrs Krishna Ghosh, Mrs Madhumita Ghosh, Mrs Krishna Ghosh, Mr Samiran Ghosh

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Rajendra Kumar Yadav Son of R Yadav Alipore Police Court, P.O:- Alipore, P.S:- Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700027			
Identifier Of Mr Prasanta Kumar Ghosh, Mr Yudhistir Rit, Mrs Krishna Rit, Mr Abhijit Rit, Mr Biswajit Rit, Mr Sourav Roy			

Share of Property After Exchange

Sch No.	Name of the Donor of Settlement	Party Number	Transferred Area	Transferred Area in(%)	Share in Market Value (In Rs.)
L1	Mr Prasanta Kumar Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mrs Krishna Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mrs Madhumita Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mrs Krishna Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mr Samiran Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mr Yudhistir Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mrs Krishna Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mr Abhijit Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L1	Mr Biswajit Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mr Prasanta Kumar Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mrs Krishna Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mrs Madhumita Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mrs Krishna Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mr Samiran Ghosh	1	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mr Yudhistir Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mrs Krishna Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mr Abhijit Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-
L2	Mr Biswajit Rit	2	0.183333 Dec	0.183333 Dec	1,77,778/-

Major Information of the Deed - 1-1602-03508/2019-30/04/2019

Share of Property After Exchange

Sch No.	Name of the Donor of Settlement	Party Number	Transferred Area	Transferred Area in(%)	Share in Market Value (In Rs.)
S1	Mr Prasanta Kumar Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mrs Krishna Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mrs Madhumita Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mrs Krishna Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mr Samiran Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mr Yudhistir Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mrs Krishna Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mr Abhijit Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S1	Mr Biswajit Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mr Prasanta Kumar Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mrs Krishna Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mrs Madhumita Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mrs Krishna Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mr Samiran Ghosh	1	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mr Yudhistir Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mrs Krishna Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mr Abhijit Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-
S2	Mr Biswajit Rit	2	5.55556 Sq Ft	5.55556 Sq Ft	4,167/-

Endorsement For Deed Number : I - 160203508 / 2019

On 26-04-2019

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 32,75,000/-. MV of the property of Greatest Value Rs 18,19,445/-



Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -II SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 29-04-2019

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

Presented for registration at 19:20 hrs on 29-04-2019, at the Private residence by Mr Sourav Roy .

Major Information of the Deed - I-1602-03508/2019-30/04/2019

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

Execution is admitted on 29/04/2019 by 1. Mr Prasanta Kumar Ghosh, Son of Late Balai Chandra Ghosh, 26, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Business, 2. Mr Yudhistir Rit. Son of Late Kanailal Rit, 27, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Business, 3. Mrs Krishna Rit, Daughter of Mr Sukumar Rit, 27, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service, 4. Mr Abhijit Rit. Son of Mr Sukumar Rit, 27, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Business, 5. Mr Biswajit Rit, Son of Mr Sukumar Rit, 27, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service

Indetified by Mr Rajendra Kumar Yadav, , Son of R Yadav, Alipore Police Court, P.O: Alipore, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Executed by Attorney

Execution by Mr Sourav Roy, , Son of Mr Subrata Roy, 67/1, S.N. Roy Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by profession Business as the constituted attorney of 1 Mrs Krishna Ghosh 26, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, 2. Mrs Madhumita Ghosh 26, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, 3. Mrs Krishna Ghosh 26, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, 4. Mr Samiran Ghosh 26, Sahapur Main Road, P.O: Sahapur, Thana: New Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700038 is admitted by him

Indetified by Mr Rajendra Kumar Yadav, , Son of R Yadav, Alipore Police Court, P.O: Alipore, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 18,240/- (A(1) = Rs 18,194/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by by online = Rs 9,143/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 29/04/2019 1:16PM with Govt. Ref. No: 192019200009994981 on 29-04-2019, Amount Rs: 9,143/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 787135103 on 29-04-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,09,187/- and Stamp Duty paid by by online = Rs 54,503/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 29/04/2019 1:16PM with Govt. Ref. No: 192019200009994981 on 29-04-2019, Amount Rs: 54,503/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 787135103 on 29-04-2019, Head of Account 0030-02-103-003-02

S-a

Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I I SOUTH 24-
PARGANAS

South 24-Parganas, West Bengal

On 30-04-2019

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 : 31 of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 18,240/- (A(1) = Rs 18,194/- .E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 9,097/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 29/04/2019 2:36PM with Govt. Ref. No 192019200010043061 on 29-04-2019, Amount Rs: 9,097/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 787198221 on 29-04-2019, Head of Account 0030-03-104-001-16

Major Information of the Deed :- I-1602-03508/2019-30/04/2019

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,09,187/- and Stamp Duty paid by Stamp Rs 1,000/-, by online = Rs 54,584/-

Description of Stamp

1. Stamp Type: Impressed, Serial no 34987, Amount: Rs.1,000/-, Date of Purchase: 29/04/2019, Vendor name: S DAS
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 29/04/2019 2:35PM with Govt. Ref. No: 192019200010043061 on 29-04-2019, Amount Rs: 54,584/-, Bank:
HDFC Bank (HDFC0000014), Ref. No. 787198221 on 29-04-2019, Head of Account 0030-02-103-003-02

S-a

Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - II SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Major Information of the Deed :- 1-1602-03508/2019-30/04/2019

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2019, Page from 124390 to 124444

being No 160203508 for the year 2019.



Digitally signed by Samar Kumar Pramanick
Date: 2019.05.02 15:35:08 +05:30
Reason: Digital Signing of Deed.

(Samar Kumar Pramanick) 02/05/2019 15:35:04
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I I SOUTH 24-PARGANAS
West Bengal.



(This document is digitally signed.)