

द्राङ्ग पश्चिम बंगाल WEST BENGAL

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langlam Realtors

L 695500

Sheet's and the Signature Sheet's

attached to this documents are part of the Document,

Additional District Sub-Registrar Raniganj, Burdwan

4 JUN 2016

MOUZA:: Amrasota, P.S. :: Raniganj,

AREA SOLD:: 14 Chataks 8 Sq.fts., SALE VALUE ::-Rs.2.03.363/-

Ran Kresha Murcha

SMT. KALAYANI MUKHUT

is Constituted Attorney

THIS DEED OF SALE IS MADE THIS THE 14TH DAY OF JUNE 2016

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DISTRICT.

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Additional District Sub-Registral
Resignal, Burdwan

1] SRI ASOKE KUMAR MUKHUTY(having Income Tax PAN AEMPM5995E) Son of Late Kalipada Mukhuty, 2] SMT. KALAYANI MUKHUTY (having Income Tax PAN BPFPM1305F)Wife of Late Nityagopal Mukhuty 3 SRI SHIBNATH MUKHUTY (having Income Tax PAN AKXPM5681Q) Son of Late Nityagopal Mukhuty, 4] SRI RAMKRISHNA MUKHUTY (having Income Tax PAN ADXPM4551A) Son of Late Kalipada Mukhuty, (represented for self and as constiruted Attorney of the above 1,2, &3 by virtue of registered power of Attorney being no. IV-46 of 2012 of A.D.S.R. Office Raniganj) 5|SRI SWAPAN KUMAR MUKHUTY (having Income Tax PAN::ADRPM5489K) Son of Late Adityya Charan Mukhuty, 6] SRI SAMBHU NATH MUKHUTY (having Income Tax PAN ADZPM7945E)Son of Late Aditya Charan Mukhuty, all by faith Hindu, by Profession Business, Service & House-Wife, Nationality- Indian, resident of Searsole Kanjilal Para, P.O. Searsole Rajbari, P.S. & Addl. District Sub-Registry Office Raniganj, Sub-Division Asansol, District Burdwan within the State of West Bengal, here-in-after jointly and severelly called the "VENDORS" (which expression shall include and means all their respective heirs, successors, executors, administratrs, legal representative and assigns) of the ONE PART.

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Assigasi, Burdwan

Ram Kreeking Mukhity

For Selfand on behalf of
SRIASOKE KUMAR MUKHUTY
SRI SHIBNATH MUKHUTY

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MANGIAM Realtors

Partner

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IN FAVOUR OF :-

M/S MANGLAM REALTORS, (having Income Tax PAN:: AAZFM6209Q) a Partnership firm, having its Office at Tirupati Apartment, 102/2, P.N. Malia Road, Raniganj, P.O. & P.S. Raniganj, Sub-Division Asansol, District Burdwan, within the State of West Bengal, represented by its Partners1] MR. DEEPAK JALAN (having Income Tax PAN::ACPPJ2477H) Son of Sri Viswanath Jalan,2] MRS. SWATI KEJRIWAL (having Income Tax PAN::ADUPA4502G) Wife of Sri Pawan Kejriwal,3] MR. PAWAN BAJORIA (having Income Tax PAN::ADEPB5489R) Son of Sri Ramavtar Bajoria, 4] MR. GOPAL KHERIA (having Income Tax PAN::AESPK5979C) Son of Late Biswanath Kheria, 5] MR. PRADEEP GOEL (having Income Tax PAN::ACZPG6875C) Son of Sri Bajrang Lal Goel, all by faith Hindu, Nationality-Indian, by Occupation Business, all are resident of Raniganj, P.O. & P.S. Raniganj, Pin No. 713347, Sub-Division Asansol, District Burdwan within the State of West Bengal, of ,here-in-after called the "P URCHASER" (which expression shall include and means all its respective heirs, successors, executors, administratrs, legal representative and assigns) of the OTHER PART.

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Additional District Sub-Registrat
Renigably Burdwan

For Selfand on behalf of
SRIASOKE KUMAR MUKHUTY
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SMI SHIBNATH MUKHUTY
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SMI KALAVANI MUKHUTY
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WHEREAS Ramanibala Debi Wife of Harinath Mukhuty vide a registered deed of sale being no. 4465 for the year 1950 of the Sub-Registry Office Raniganj purchased the land in. R.S. Plot No. 1269 of Mouza Amrasota P.S. Ranigan, District Burdwan measuring an area of 1.32 Acres as its rightful owner thereof.

AND WHEREAS the name of "Bhudan Jogya Samity" was wrongly recorded in R.S. Khatian No. 598 of Mouza Amrasota P.S. Raniganj District Burdwan, J.L. No. 18 of Plot No. 1269 (danga) measuring 0.66 Acres on the basis of a wrong remarks about deed of gift of said Ramanibala Debi though, no such deed was ever execued by said Ramanibala Debi.

AND WHEREAS the total area of R.S. Plot No. 1269 is 1.32 Acres which was all along in actual possession of Ramanibala Debi and on her death her son Kalipada Mukhuty as her only legal heir and successors inherited the said property as per Hindu Succession Act.

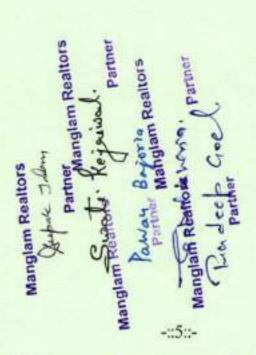
AND WHEREAS Kalipada Mukhuty sold and transferred 66 Decimals/Sataks of land in R.S. Plot No. 1269 under R.S. Khatian No. 250 to M/s Sanjay Glass Industries (Prop. Ramratanlal Luharuwalla) by a registered deed of sale being no. 1878 for the year 1982 dt. 14.03.1982 of Sub-Registry Office Raniganj but remaining 66 Decimals/Sataks of land in R.S. Plot No. 1269 under R.S. Khatian No. 598 of Mouza Amrasota was in exclusive possession of Kalipada Mukhuty who have been paying Govt. rent for the same.

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Additional District Sub-Registres
Ranigani, Burdwan

RAM KTOOLM MUKHUTY
SRIASOKE KUMAR MUKHUTY
SRIASOKE KUMAR MUKHUTY
SRISHIBNATH MUKHUTY
as Constituted Attorney
Shafaa Muant Mukhuty
Sanfaa Muant Mukhuty
Sanfaa Maant Mukhuty



AND WHEREAS Nityagopal Mukhuty died leaving behind his wife Smt.

Kalayani Mukhuty and son Sri Shibnath Mukhuty as his only legal heirs. AND

Aditya Charan Mukhuty died leaving behind his two sons namely Sri Swapan

Kumar Mukhuty and Sri Sambhu Nath Mukhuty as his only legal heirs as per

the Hundu Succeession Act.

AND WHEREAS the aforesaid Kalipada Mukhuty died leaving behind him his four sons namely Aditya Charan Mukhuty (Since deceased), Nityagopal Mukhuty (Since deceased), Sri Ram Krishna Mukhuty & Sri Asoke Kumar Mukhuty and Wife and son of his one predeceased son Nani Gopal Mukhuty namely Smt. Minati Mukhuty (Wife of Late Nani Gopal Mukhuty) and Sri Goutam Mukhuty (Son of Late Nani Gopal Mukhuty) and five daughters namely Smt. Narayani Banerjee, Smt. Lakhi Chatterjee, Smt. Rekha Rani Mishra, Smt. Hena Chatterjee, and Smt. Sova Rani Laik as his only legal heris.

Cahal Peris AND WHEREAS the aforesaid sons of Ramanibala Debi filed T.S. No. 172 of 2005 at Asansol Court against aforesaid "Bhudan Jogya Samity and the state of West Bengal and the said suit was decreed exparte by the Ld. court on 30.04.09 and challanging the said exparte decree no Misc.case or appeal was filed before any court of law.

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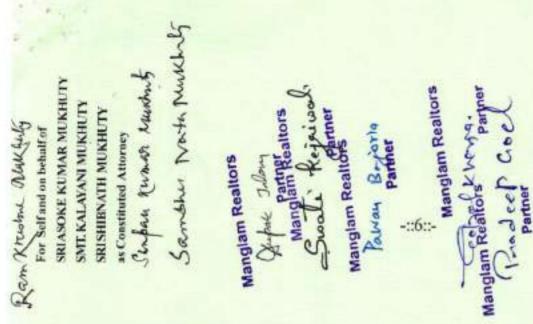
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Additional District Sub-Registrat
Raniganj, Burdwan



AND WHEREAS on the basis of the said decree of the court the name of the plaintiffs in the said title suit namely Aditya Charan Mukhuty (Since deceased), Sri Ram Krishna Mukhuty, Sri Asoke Kumar Mukhuty and the name of Nityagopal Mukhuty (Since deceased) the predecessor in interest of vendor no. 3 & 4 was duly recorded in L.R. Khatian No. 2255,2256,2257 and 2258 of Mouza Amrasota.

AND WHEREAS Goutam Mukhuty Son of Late Nanigopal Mukhuty, Smt. Minati Mukhuty Wife of Late Nanigopal Mukhuty, Smt. Narayani Banerjee Wife of Late Naran Das Banerjee, Smt. Lakhi Chatterjee Wife of Late Amiya Chatterjee, Smt. Rekha Rani Mishra Wife of Sudhir Kumar Mishra, Smt. Hena Chatterjee Wife of Late Shyamapada Chatterjee, and Smt. Sova Rani Laik Wife of Late Barid Baran Laik all daughter of late Kalipada Mukhuty jointly executed a registered deed of gift dtd.31.01.2012 being no. 404 for the year 2012 of A.D.S.R. Office Raniganj in favour of Aditya Charan Mukhuty (Since deceased) Sri Ram Krishna Mukhuty, Sri Ashok Kumar Mukhuty, Kalyani Mukhuty, & Shibnath Mukhuty for avoiding all future conflicts in the title and ownership of the vendors.

(holi)

AND WHEREAS the aforesaid Aditya Charan Mukhuty died leaving behind his two sons namely Swapan Kumar Mukhuty and Sambhu Nath Mukhuty as his only legal heirs to inherit his property including the property mentioned in schedule below.

Cont.....P/7





Additional District Sub-Registrat
Reniganj, Surdwan

Ram Kreehas Reughly
For Selfand on behalf of
SRIASOKE KUMAR MUKHUTY
SMT. KALAYANI MUKHUTY
SRISHIBNATH MUKHUTY
as Constituted Attorney
Clapan Mun-nt Runching
Samethae Treete Mukhuf
Samethae Treete Mukhuf

Manglam Realtors

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AND WHEREAS accordingly the said Vendors are lawfully owned, possessed & occupied the landed property with all easement right attached thereto details of which is mentioned in schedule below without any disturbance or hinderance from any bodyand the Master plan has been approved by Raniganj Municipality on 06.06.2012 being no MPL-09/2012-13.

AND WHEREAS the Vendors abovenamed desiring to develop their other property out of the consideration received from the sale as also to meet up other lawful necessity have decided and announced to sell the said property more fully described and mentioned in schedule below & delineated in the plan annexed hereto.

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AND WHEREAS the Purchaser having come to know of such intention of the Vendors have proposed to purchase the said property more clearly mentioned in schedule below and delineated in the plan annexed hereto and offered a sum of Rs.2,03,363/-(Rupees two lakh three thousand three hundred sixty-three)only.



SRIASOKE KUMAR MUKHUTY SMT. KALAYANI MUKHUTY SRISHIBNATH MUKHUTY orbhy Noth Ran Krohn Mr. M. M.

AND WHEREAS the Vendors considering the said price offered by the purchaser to be the best fair ,reasonable and highest in the present market rate have accepted the said offer of the purchaser and have agreed to sell the said lands, properties and hereditaments with all easement rights attached thereto unto the purchaser together with all her subsisting right, title interst and possession therein free from all encumbrances.

NOW THIS SALE DEED WITNESSETH that in consideration of the payment of the sum of Rs.2,03,363/-(Rupees two lakh three thousand three hundred sixty-three)only made by the purchaser to the Vendors in the manners as mentioned in this deed as "MEMO OF CONSIDERATION" the whole of the aforesaid consideration money as the sale price of the property (the receipt where-of the said Vendors do here by jointly admit and acknowledge) and the said Vendors do here by sell, convey, grant, transfer unto the purchaser all those piece and parcels of land more particularly mentioned in schedule below together with all existing passage, lights, rights liberties privileges, easements benefits advantages and appurtenances whatsoever thereunto belonging or in any way appertaining there to or there with usually held, occupied enjoyed reputed or known as parts and parcels there- of or appurtenant thereto the said property here by conveyed and transferred unto the purchaser AND all estate, right, title interest and possession, claim and demand what-so-ever of the vendors into or upon the same and every part there -of TO HAVE AND TO HOLD the same unto and to the use of the purchaser her heirs executors, administrators, assigns absolutely and for ever together with all easement rights attached thereto free from all encumbrances and the purchaser from this date by virtue of this deed became the absolute owners of the same. Contd...P/9



Additional District Sub-Registrar Raniganj, Burdwan

Ram Krestma Meachaby

For Selfand on behalf of
SRIASONE KUMAR MUKHUTY
SRIASONE KUMAR MUKHUTY
SRIASONE KUMAR MUKHUTY

SRIEMANAM MANGIAM Realtors

Partner Mangiam Realtors

Scott. Ketywood.

Partner Bayerly

Partner

Ramgiam Realtors

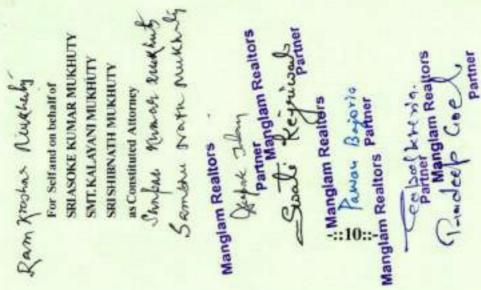
Partner

The Vendors do here by convenant with the purchaser as follows:-

- 1] That the Vendors have good and perfect title and full power and absolute authority to grant, sell, convey, transfer, assign and assure the said property and every part there-of in the manner aforesaid and that the said property hereby conveyed and sold is free from all encumbrances.
- 2] That the Vendors do hereby convenant & declare that the Vendors themselve and any predecessors-in-title of the Vendors had/have never made or
 done any thing or execute any deed or committed or knowingly suffered to the
 contray to the absolute title of the Vendors and the Vendors are lawfully and
 rightfully seized and possessed of or otherwise well and sufficiently entitled
 to the said property hereby granted as an absolute and indefeasible estate,
 equivalent thereto free from all encumbrances and charges what-so-ever and
 that the Vendors have fully power and absolute and indefeasible right &
 authority to grant, convey settle transfer and assure the said land /property
 hereby granted unto the Purchaser, in the manner aforesaid and according to
 the true intent and meaning of this deed.
- That the Vendors do hereby convenants with the Purchaser that the said property described and mentioned in the schedule below that, the Purchaser shall hereafter peaceably and quitly hold, possess and enjoy the property in khas or otherwise in the right, title, interest of the Vendors without any interruption or disturbance claim or demand whatsoever from the Vendors or any person claiming through or under them by constructing building there-on and/or transferring the said land to any persone or authority.

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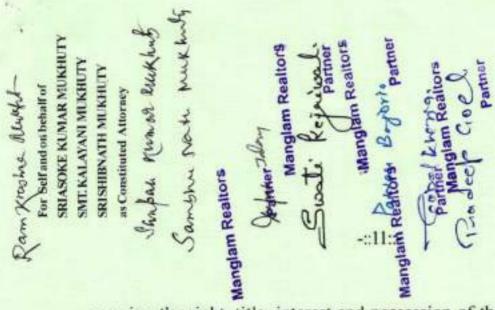
- 4] That the said property is not affected by attachment including attachment under any certificate case or any proceedings started at the instance of the Income Tax Authority or Estate Duty Authority or other Govt. Authorities under public demand and recovery act and / or any other acts or otherwise what so ever and that there is no certificate case or proceedings against the Vendors for realisation of arrears of Income Tax or Estate Duty and / or other Taxes and dues or otherwise under the public demand and recovery act and / or any other acts for time being in force and that the said property is not otherwise charged, mortgaged or encumbered.
- That the said property hereby transferred and conveyed is free and discharged by the Vendors from all rents, cesses and taxes and other impositions whatsoever due up to date or sufficiently indemnified against all encumbrances claims and demands what-so-ever created or made by the Vendors.
- 6] That the Vendors do hereby further agree and declare that the Purchaser will be entitled from this day to enjoy the property hereby sold as absolute owner by **constructing building** and/or transferring the said land to any persone authority, without any disturbance or interruption of the Vendors or their heirs, executors and legal representatives.



7] That the Vendors at the cost of the Purchaser do every act, deed and things and execute such deed or instrument for further or more perfectly Contd....P/11



Additional District Sub-Registrer Ranigani, Burdwan



assuring the right, title, interest and possession of the Purchaser in the said property as shall be reasonably required in that behalf without claiming any further moneytary consideration therefor.

- That in case of the Purchaser will be deprive of the whole or any part of the property hereby sold by reason of any defect be found in the title of the Vendors or of any Encumbrance or charges on the same to which this sale is not subject be found in future the Vendors will pay to the Purchaser by way of damages the whole of the sale price with interest and other cost for such part of it and shall bear the same proportionately to the whole as the case may be and the Vendors shall always indemnify the Purchaser from such wrong or defect or for any charge of the said property and shall make good the defect in title of the property hereby demised at their own cost.
- 9] That the Vendors their heirs, executors, assigns and administrators further convenants with the Purchaser, to save harmless, indimnify and keep indimnified the Purchasers its heirs executors, assings and administrator against all encumbrances charges and equities whatsoever.
- 10] That the Vendors hereby give their consent and approval for recording of name of the Purchaser in the Land Lords Serista and municipality and will help the Purchaser in such recording of and mutation of her name in such places and the Purchaser henceforth shall pay all rents and taxes to the concerned Govt. Revenue Department.





Acciuoses District Sub-Registrat
Renigati, Surdwan

SRIASOKE KUMAR MUKHUTY Ran Kreelma Aluctub habas Award Run SMEKALAYANI MUKHUTY RISHIBNATH MUKHUTY Constituted Attorney Manglam Realtors

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SCHEDULE OF LAND ABOVE REFFERED TO

All that piece and percel of lands, properties, hereditaments and appurtenances with all easement rights attached thereto situated in the District of Burdwan, Additional District Sub-Registry Office - Raniganj, P.S. - Raniganj, Chowki -Asansol, Mouza-Amrasota, J.L. No. 18 (Eighteen), the land bearing R.S. Plot No. 1269(One thousand two hundred sixty-nine)Corresponding to L.R. Plot No. 2874 (Two thousand eight hundred seventy-four) appertaining to R.S. Khatian No. 598(Five hundred ninety-eight) Corresponding to L.R.Khatian No. 2255(Two thousand two hundred fifty-five),2256(Two thousand two hundred fifty-six),2257(Two thousand two hundred fiftyseven) & 2258(Two thousand two hundred fifty-eight), Class of Land 'Danga' (Presently fit for Bastu), the residential Vacant Land measuring an area of 14(Forteen)Chhataks 8(Eight) Sq.fts. hereby sold as delineated in the plan annexed herewith and shown by red hatch line should be treated as part of this deed. 4 structe Royal Ram Hashu Lucky-

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Additioner District Sub-Registrar Reniganj, Burdwan

Ram Manglam Resident Muchale

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MEMO OF CONSIDERATION

| Vendors | Cheque No. | Bank/Branch | Sale Value |
|----------------------|------------|-----------------------------|-------------|
| Asoke Kumar Mukhuty | 000229 | HDFCBank Raniganj Branch | Rs.40,673/- |
| Kalyani Mukhuty | 000230 | HDFCBank Raniganj Branch | Rs.40,673/- |
| Shibnath Mukhuty | 000231 | HDFCBank Raniganj Branch | Rs.40,673/- |
| Ramkrishna Mukhuty | 000232 | HDFCBank Raniganj Branch | Rs.40,672/- |
| Swapan Kumar Mukhuty | 000233 | HDFCBank Raniganj Branch | Rs.20,336/- |
| Sambhu Nath Mukhuty | 000237 | HDFCBank Raniganj Branch | Rs.20,336/- |

CROW!

TOTAL 2,03,363/-



Additional District Sub-Registres
Ranigani, Buidwan

The finger prints of ten fingers in both hands of both the Vendor, Attorney and the Purchaser have taken in separate sheet(demy), enclosed herewith and the same will be treated as part of this deed.

The proportionate ground rent is payble to the B.L.& L.R.O. Raniganj.

In Witness here-of the VENDORS & the Purchaser put their signature on the day month and year written above first.

WITNESSES:-

1. Stikam Tarway S/O LF. Durcha Romfaway Rambogan, tost. Scheduli Ramboni Dist-Burdovan. WB. Pin-713358

2. Rompie Mishra 5/05ri Arabin da Mishra Beamsple Rojbani Ram Kreishir Mukhahy
For Selfand on behalf of
SRIASOKE KUMAR MUKHUTY
SMT. KALAYANI MUKHUTY
SRISHIBNATH MUKHUTY
as Constituted Attorney
Shahan Kumar Mukhuty
Sambhu Nath Mukhuty

SIGNATURE OF THE VENDORS

Manglam Realtors

Manglam Realtors

Manglam Realtors

Manglam Realtors

Partner

Manglam Realtors

Manglam Realtors

Manglam Realtors

Partner

Partner

Partner

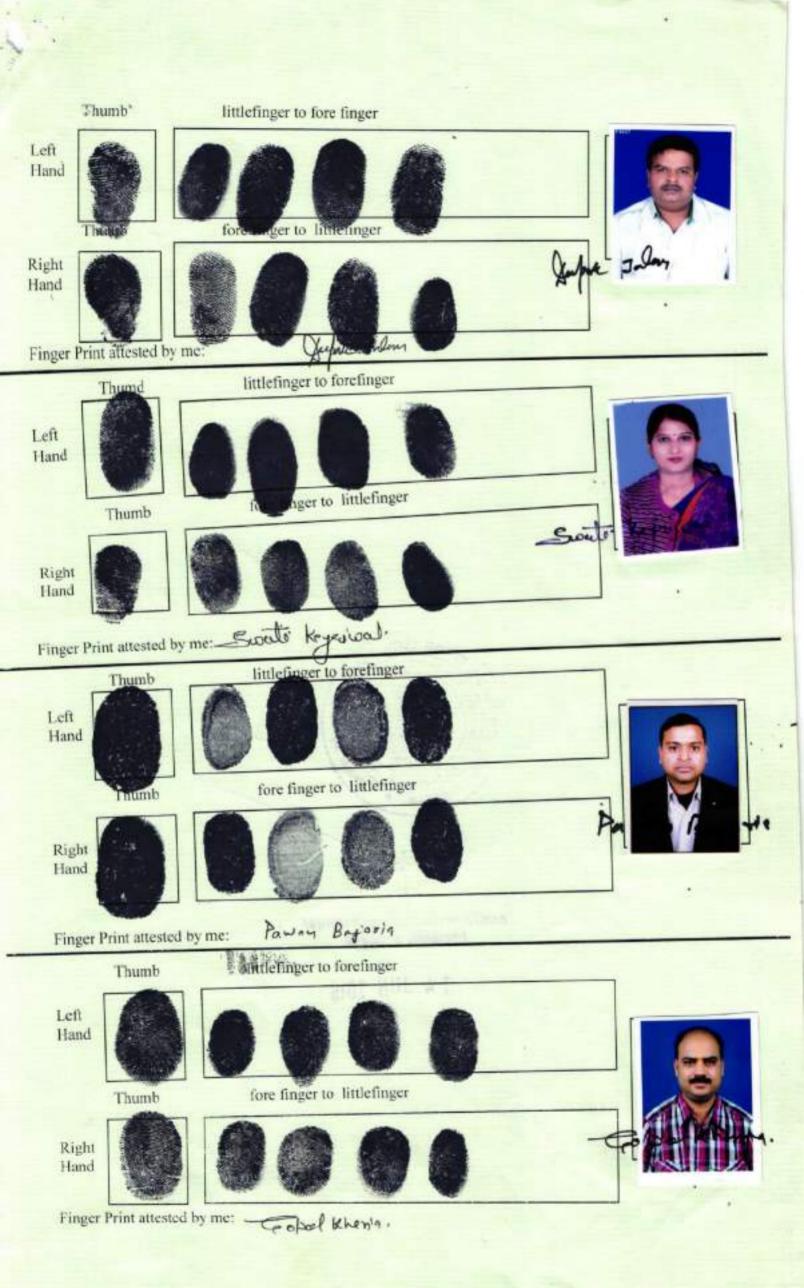
DRAFTED BY ME AND TYPED IN MY OFFICE Jarum Kenti Ghosh.

ADVOCATE E. NO. F-944/938 of 1988

SIGNATURE OF THE PURCHASER

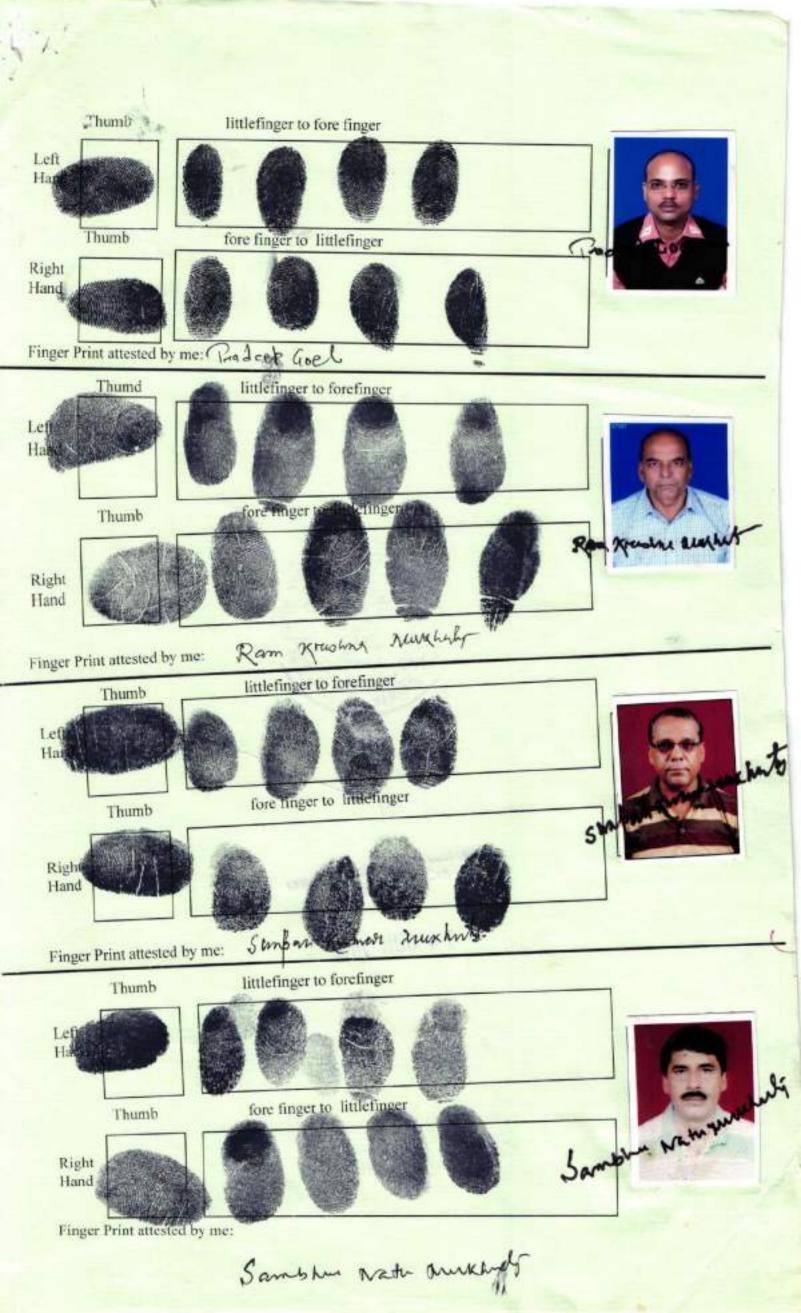


Additional District Sub-Registras Renigarij, Burdwan





Additional District Sub-Registrer Realgant, Surdwan





Additional District Sub-Registres
Raniganj, Surdwan

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Plan Showing portion of land in R.S. plot no. 1269 in Mouza : Amrasota, J.L. no. 18, P.S. Raniganj. Scale : 64" = 1 Mile .

Portion of land measuring in:

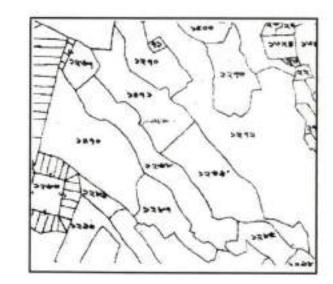
R.S. plot no. 1269 / L.R. plot no. 2874 = 0 katta -14 ch - 8 sqft./0.0146 acre Shown : 2772

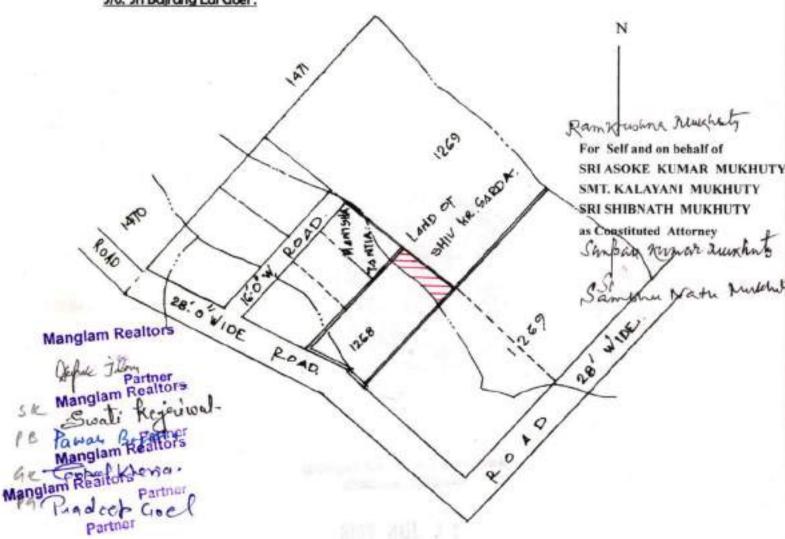
Area sold to:

M/s. Manglam Realtors. , 102/2 P.N. Malia Road , Raniganj

Represented by :

- Sri Deepak Jalan .
 S/o. Sri Vishwanath Jalan .
- Smt. Swati Kejriwal .
 W/o Sri Pawan Kejriwal .
- Sri Pawan Bajoria .
 S/o. Sri Ramautar Bajoria .
- Sri Gopal Kheria.
 S/o. Late Bishwanath Kheria.
- Sri Pradeep Goel.
 S/o. Sri Bajrang Lai Goel.









Additional District Sub-Registres Raniganj, Burdwan

Seller, Buyer and Property Details

A. Seller & Buyer Details

| | Presentant Details | | | |
|-----------|--|--|------------------------------|--|
| SL No. | Name, Address, Photo, Finge | r print and Signature of Pres | entant | |
| 1 | Mr Ramkrishna Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 | 14/06/2016 4:03:09 PM Ram Krusha News 14/06/2016 | LTI 14/06/2016 4:03:32 PM | |

| | Seller Details | | | |
|-----------|--|--|--|--|
| SL No. | Name, Address, Photo, Finger print and Signature | | | |
| 1 | Mr Asoke Kumar Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. AEMPM5995E,; Status: Individual | | | |
| 2 | Mrs Kalayani Mukhuty Wife of Late Nityagopal Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. BPFPM1305F,; Status: Individual | | | |
| 3 | Mr Shibnath Mukhuty Son of Late Nityagopal Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. AKXPM5681Q,; Status: Individual; Represented by their (1-3) constituted attorney as given below:- | | | |

| Seller Details | | | |
|---|---|--|--|
| Name, Address, Photo, | Finger print and Signature | | |
| Mr Ramkrishna Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADXPM4551A,; Status: Attorney; Date of Execution: 14/06/2016: Date of | 14/06/2016 4:03:16 PM | LTI 14/06/2016 4:03:21 PM | |
| Admission : 14/06/2016; Place of Admission of Execution : Office | *** | 4:04:13 PM | |
| Mr Ramkrishna Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADXPM4551A,; Status: | 14/06/2016 4:03:09 PM | LTI 14/06/2016 4:03:32 PM | |
| Individual; Date of Execution : 14/06/2016; Date of Admission : 14/06/2016; Place of Admission of Execution : Office | | 4:03:50 PM | |
| Mr Swapan Kumar Mukhuty Son of Late Aditya Charan Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADRPM5489K,; Status: | 14/06/2016 4:04:24 PM | LTI 14/06/2016 4:04:31 PM | |
| Individual; Date of Execution : 14/06/2016; Date of Admission : 14/06/2016; Place of Admission of Execution : Office | Shipen numer | aren hut | |
| | Mr Ramkrishna Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADXPM4551A,; Status: Attorney; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office Mr Ramkrishna Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADXPM4551A,; Status: Individual; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office Mr Swapan Kumar Mukhuty Son of Late Aditya Charan Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADRPM5489K,; Status: Individual; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of | Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADXPM4551A,; Status: Attorney; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office Mr Ramkrishna Mukhuty Son of Late Kalipada Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADXPM4551A,; Status: Individual; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office Mr Swapan Kumar Mukhuty Son of Late Aditya Charan Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No. ADRPM5489K,; Status: Individual; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Sknow Ruman | |

| Seller Details | | | |
|----------------|---|----------------------------|------------------------------|
| SL No. | Name, Address, Photo, | Finger print and Signature | |
| 6 | Mr Sambhu Nath Mukhuty Son of Late Aditya Charan Mukhuty Searsole Kanjilal Para, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. ADZPM7945E,; Status: Individual; Date of | 14/06/2016 4:05:02 PM | LTI 14/06/2016 4:05:09 PM |
| | Execution : 14/06/2016; Date of Admission : 14/06/2016; Place of Admission of Execution : Office | Sambin North Mu | 4:05:23 PM |

| 7 | Buyer De | etails | |
|-----------|--|--|--|
| SL No. | Name, Address, Photo, Finger print and Signature | | |
| 1 | M/S MANGLAM REALTORS 102/2 P.N. Malia Road, Raniganj, P.O:- Raniganj, P.Bengal, India, PIN - 713347 PAN No. AAZFM62090 representative as given below:- | | |
| 1(1) | Mr Deepak Jalan Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. ACPPJ2477H.; Status: Representative; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office | 14/06/2016 4:05:34 PM Actiful John 14/06/2016 | LTI 14/06/2016 4:05:40 PM 4:05:54 PM |
| (2) | Mrs Swati Kejriwal Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. ADUPA4502G,; Status: Representative; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office | 14/06/2016 4:06:34 PM | LTI 14/06/2016 4:06:41 PM |

| | Buyer D | letails | |
|------------|---|-------------------------------|------------------------------|
| SL: No. | Name, Address, Phot | o, Finger print and Signature | |
| (3) | Mr Pawan Bajoria Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. ADEPB5489R,; Status: Representative; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: | 14/06/2016 4:06:04 PM | LTI 14/06/2016 4:06:11 PM |
| | Office | Pawon Bay | 631 €. 4:06:25 PM |
| (4) | Mr Gopal Kheria Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AESPK5979C,; Status: Representative; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: | 14/06/2016 4:07:08 PM | LTI 14/06/2016 4:07:13 PM |
| | Office | 14/06/2016 | ະກ່⊶. 4:07:23 PM |
| (5) | Mr Pradeep Goel Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. ACZPG6875C,; Status: Representative; Date of Execution: 14/06/2016; Date of Admission: 14/06/2016; Place of Admission of Execution: Office | 14/06/2016 4:07:33 PM | LTI 14/06/2016 4:07:46 PM |
| | Office | Padeels Cree 14/06/2016 | |

B. Identifire Details

| | Identifier Details | | | | | |
|--------|--|--|--|--|--|--|
| SL No. | Identifier Name & Address | Identifier of | Signature | | | |
| 1 | Mr Sriram Tarway Son of Late Dwarkram Tarway Rambagan, P.O:- Searsole Rajbari, P.S:- Raniganj, Raniganj, District:- Burdwan, West Bengal, India, PIN - 713358 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, | Jalan, Mrs Swati Kejriwal, Mr Pawan Bajoria, Mr Gopal Kheria, | Staffarm Tatwally 14/06/2016 4:08:16 PM | | | |

C. Transacted Property Details

| | Land Details | | | | | | |
|---------|--|---|----------------------|---------------------------|-------------------------|--|--|
| Sch No. | Property Location | Plot No & Khatian No/ Road Zone | Area of Land | Setforth Value(In Rs.) | Market Value(In Rs.) | Other Details | |
| L1 | District: Burdwan, P.S:- Raniganj, Municipality: RANIGANJ, Road; Unnamed Municipal Road (Raniganj), Mouza: Amrasata | LR Plot No:- 2874 , LR Khatian No:- 2255 | 14 Chatak 8 Sq Ft | 2,00,000/- | 2,03,363/- | Proposed Use: Bastu, ROR: Danga, Width of Approach Road: 4 Ft., | |

| | Transfer of Property from Seller to Buyer | | | | | | |
|------------|---|----------------------|---------------------|---------------------------|--|--|--|
| Sch No. | Name of the Seller | Name of the Buyer | Transferred Area | Transferred Area in(%) | | | |
| L1 | Mr Asoke Kumar Mukhuty | M/S MANGLAM REALTORS | 0.243681 | 16.6667 | | | |
| | Mrs Kalayani Mukhuty | M/S MANGLAM REALTORS | 0.243681 | 16.6667 | | | |
| | Mr Shibnath Mukhuty | M/S MANGLAM REALTORS | 0.243681 | 16.6667 | | | |
| | Mr Ramkrishna Mukhuty | M/S MANGLAM REALTORS | 0.243681 | 16.6667 | | | |
| | Mr Swapan Kumar Mukhuty | M/S MANGLAM REALTORS | 0.243681 | 16.6667 | | | |
| | Mr Sambhu Nath Mukhuty | M/S MANGLAM REALTORS | 0.243681 | 16.6667 | | | |

D. Applicant Details

| Details of the applicant who has submitted the requsition form | | | |
|--|---|--|--|
| Applicant's Name | Ranjit Mishra | | |
| Address | Searsole, Thana: Raniganj, District: Burdwan, WEST BENGAL, PIN - 713358 | | |
| Applicant's Status | Deed Writer | | |

Office of the A.D.S.R. RANIGANJ, District: Burdwan

Serial no/Year

0204003384 / 2016

Endorsement For Deed Number : I - 020403486 / 2016

02040000814526/2016

Deed No/Year 1 - 020403486 / 2016

Transaction [0101] Sale, Sale Document

Name of Presentant Mr Ramkrishna Mukhuty Presented At Office

Date of Execution 14-06-2016 Date of Presentation 14-06-2016

Remarks

On 14/06/2016

Query No/Year

Certificate of Admissibility(Rule 43, W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number: 23 of Indian Stamp Act 1899.

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

Presented for registration at 12:35 hrs on: 14/06/2016, at the Office of the A.D.S.R. RANIGANJ by Mr Ramkrishna Mukhuty, one of the Executants.

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 2,03,363/-

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

Execution is admitted on 14/06/2016 by

Mr Ramkrishna Mukhuty, Son of Late Kalipada Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Retired Person

Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

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

Execution is admitted on 14/06/2016 by

Mr Swapan Kumar Mukhuty, Son of Late Aditya Charan Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Retired Person

Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

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

Execution is admitted on 14/06/2016 by

Mr Sambhu Nath Mukhuty, Son of Late Aditya Charan Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By

Profession Service

Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Representative] Execution is admitted on 14/06/2016 by

Mr Deepak Jalan partners, M/S MANGLAM REALTORS, 102/2 P.N. Malia Road, Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Mr Deepak Jalan, Son of Mr Viswanath Jalan, Raniganj, P.O: Raniganj, Thana: Raniganj, City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713347, By caste Hindu, By profession Business Indetified by Mr Sriram Tarway, Son of Lete Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Representative] Execution is admitted on 14/06/2016 by

Mrs Swati Kejriwal partners, M/S MANGLAM REALTORS, 102/2 P.N. Malia Road, Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Mrs Swati Kejriwal, Wife of Mr Pawan Kejriwal, Raniganj, P.O: Raniganj, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713347, By caste Hindu, By profession Business Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Representative] Execution is admitted on 14/06/2016 by

Mr Pawan Bajoria partners, M/S MANGLAM REALTORS, 102/2 P.N. Malia Road, Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Mr Pawan Bajoria, Son of Mr Ramavtar Bajoria, Raniganj, P.O: Raniganj, Thana: Raniganj, . City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713347, By caste Hindu, By profession Business Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbarl, Thana: Raniganj, . City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Representative] Execution is admitted on 14/06/2016 by

Mr Gopal Kheria partners, M/S MANGLAM REALTORS, 102/2 P.N. Malia Road, Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Mr Gopal Kheria, Son of Late Biswanath Kheria, Raniganj, P.O: Raniganj, Thana: Raniganj, City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713347, By caste Hindu, By profession Business Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

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

Execution is admitted on 14/06/2016 by

Mr Pradeep Goel partners, M/S MANGLAM REALTORS, 102/2 P.N. Malia Road, Raniganj, P.O:- Raniganj, P.S:- Raniganj, Raniganj, District:-Burdwan, West Bengal, India, PIN - 713347 Mr Pradeep Goel, Son of Mr Bajrang Lal Goel, Raniganj, P.O: Raniganj, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713347, By caste Hindu, By profession Business

Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O. Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN - 713358, By caste Hindu, By Profession Business

Executed by Attorney

Execution by

- 1. Mr Ramkrishna Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN 713358 Mr Ramkrishna Mukhuty, Son of Late Kalipada Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN 713358, By caste Hindu, By profession Retired Person as the constituted attorney of
- 1. Mr Asoke Kumar Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN 713358
- 2. Mrs Kalayani Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN 713358
- 3. Mr Shibnath Mukhuty, Searsole Kanjilal Para, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN 713358
 Indetified by Mr Sriram Tarway, Son of Late Dwarkram Tarway, Rambagan, P.O: Searsole Rajbari, Thana: Raniganj, , City/Town: RANIGANJ, Burdwan, WEST BENGAL, India, PIN 713358, By caste Hindu, By Profession Business is admitted by him

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 2,240/- (A(1) = Rs 2,233/-,E = Rs 7/-) and Registration Fees paid by Cash Rs 2,240/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 12,212/- and Stamp Duty paid by Draft Rs 11,220/-, by Stamp Rs 1,000/-

Description of Stamp

- 1. Rs 1,000/- is paid on Impressed type of Stamp, Serial no 296, Purchased on 10/06/2016, Vendor named A Mondal.
- 2. Rs 10/- is paid on Court Fees.

Description of Draft

1. Rs 11,220/- is paid, by the Bankers cheque No: 000428374311, Date: 13/06/2016, Bank: STATE BANK OF INDIA (SBI), RANIGANJ.



(Sumanta Dhar)

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. RANIGANJ

Burdwan, West Bengal