

Admissible under Regn. Rule 21 and also u/s 5 of the West Bengal L.R. Act 1955, duly stamped (Exempted from stamp duty) under the Indian Stamp Act 1899 as amended in 1964. Schedule IA No. 23 Process Fee 1.50 Paid in C. F. S.

Fee Paid

A 49.50
 T 15.00
 mb 2.00
 N 50

 67/-

[Signature]
 16-2-72
 Registrar U/S 7 (2)
 Alipore, 24-Parganas

T.R.
12
Barasat
15/2/72

THIS INDENTURE made this day the 16th day of February One thousand Nine Hundred and Seventy two Between Dr. M. R. S. IVY GECIL, wife of late Dr. Francis Cecil, by faith Christian, by occupation Medical Practitioner and service, residing at village Doharia (Madhyamgram), Police Station Barasat, District 24-Parganas hereinafter called the Vendor, which term unless repugnant to or excluded by the contexts shall include her heirs, executors, administrators, representatives and assigns of the First Part And SRI TAPAJY MITRA, son of late Satish Chandra Mitra by caste Hindu, by occupation business, residing at 153, Jodhpur Park, Calcutta, Police Station Tollygunge hereinafter called

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J.K. Bhatthalkeji
Adv
Dipor

Her. N.



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presented for Registration at
1/5 A.M./P.M. on the 16th
Day of Feb 1912
at the Sadar Registration Office
Alipore, 24 Parganas
Executive / Agent or one of
the Executors / Claimants of
Attorney for
Executive / Agent under a
Power of attorney No. _____
for me, authenticated by me
[Signature]
Registrar
U.S. 716-2-72
Alipore, 24 Parganas

Mrs. Juy Cecil

Execution of will by

Juy Cecil
Son of Kate Francis Cecil
wife of Dobara
Thana Baran
District 24 Parganas
By Caste Brahmin
By profession Practitioner

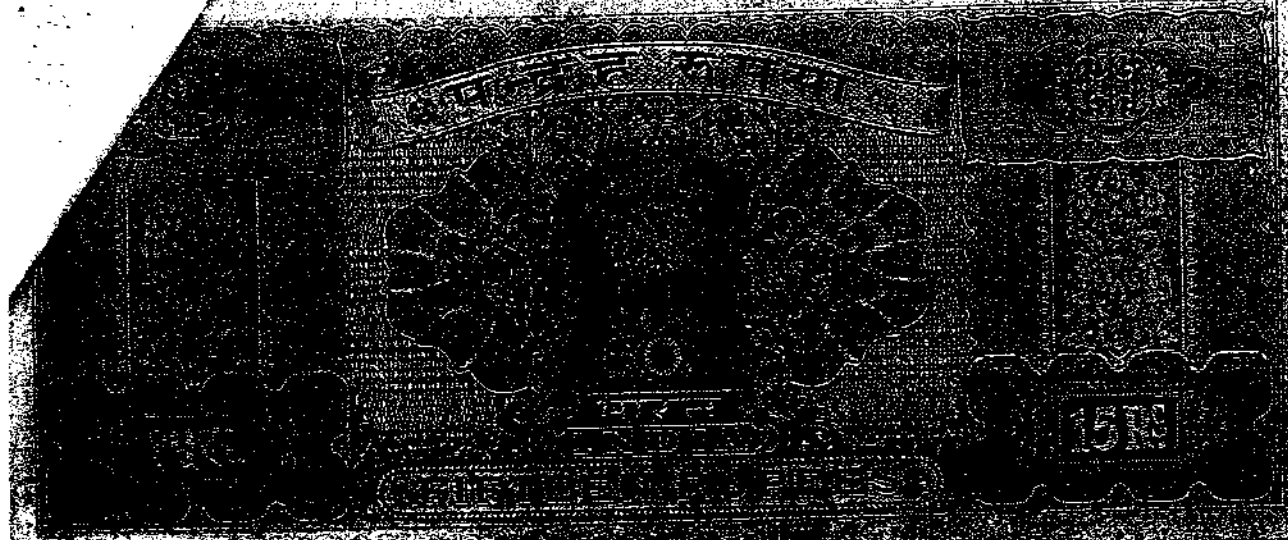
Mrs. Juy Cecil

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[Signature]
Rameshwar Prasad
Son / Wife / Daughter of
of Babul Prasad
Thana
District 24 Parganas
By Caste / Hindu / Muslim
By profession

[Signature]
U.S. 716-2-72
Alipore, 24 Parganas

Rameshwar Prasad



Barasat, District of ... amongst ...
 the land described in the Schedule ... in Kayastha ...
 at an annual rent of Rs. 17/- (Rupees seventeen only)
 under the landlordship of ... the said Golan Mandal ...
 and others having defaulted in payment of rents, the
 landlord brought a suit for rent being Rent Suit No. 2022
 of 1932 in the First Court of Munsif at Barasat AND ...
 in execution of the said decree for rents the said
 landlords auction purchased the said land and having
 obtained sale certificate whereas took delivery of
 possession of the auction purchased land comprising amongst

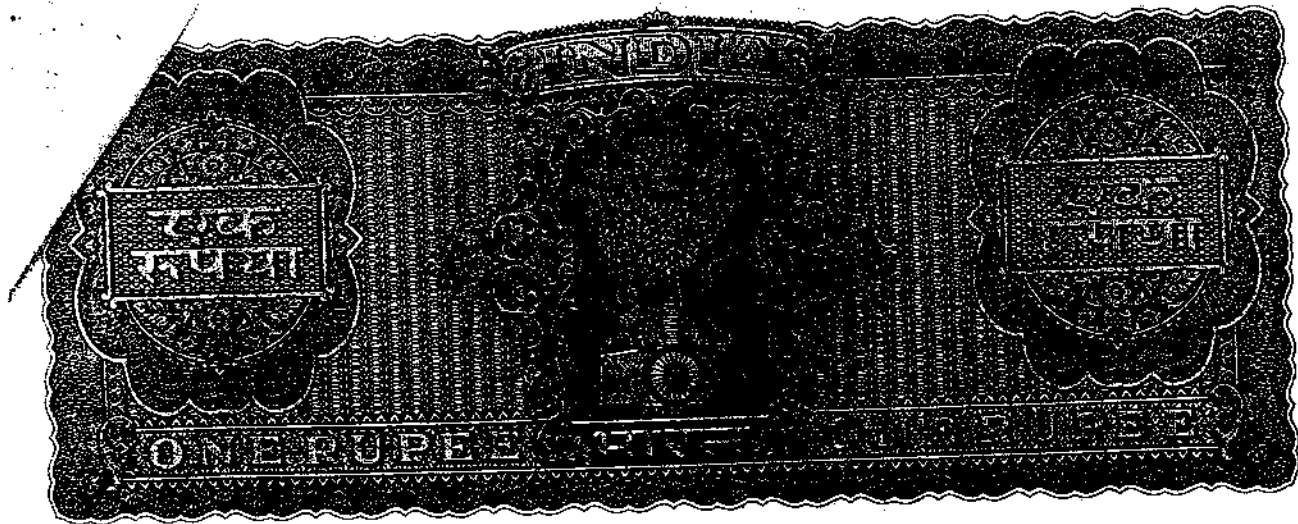
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K. K. Bhatnagar
Alipore
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Registrar U.S. 716
Alipore, 24-Paranagar



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amongst others the land described in the Schedule below on 11.3.34 AND WHEREAS out of the aforesaid khas land the landlords let out to their father Babu Hrishikesh Biswas for life 2.71 acres of land comprising the land described in the Schedule below by a registered lease dated 18th Baisakh 1944 B.S. which provided inter-alia that the said Hrishikesh Biswas would not be entitled to transfer his right of tenancy by sale or otherwise and in case of transfer in violation thereof his life tenancy would at once cease and determined and the landlord would be at once entitled to re-enter upon the said land and take khas possession thereof AND WHEREAS one Panchanan Mandal collusively and fraudulently took a Patta in his favour purported to be executed by one Shova Mani Dasi who had no right title and interest in respect of the said 2.33 acres of the land out of the entire land AND WHEREAS the said Hrishikesh Biswas the father of the landlords

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Dr. K. P. Bhatta d.s.g.in
Adv
Alipore

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landlords by a solenama filed in Title Suit No. 38 of 1939 in the Court of 4th Subordinate Judge Alipore in which the said Hrishikesh Biswas was plaintiff and the landlords were the defendants, surrendered the life tenancy in respect of the aforesaid land in favour of the landlords and whereas the said Panchanan Mandal having asserted possession in the said lands, the landlords instituted Title Suit against the said Panchanan Mandal along with others being Title Suit No. 42 of 1943 in the First Court of Munsif at Barasat AND WHEREAS the said Panchanan Mandal having died during the pendency of the said suit, his heirs were duly substituted in his place AND WHEREAS the said heirs of Panchanan Mandal on the independent advice of their well-wishers and relatives compromised the said suit so far as their interest was concerned and surrendered the said 2.33 acres of land stated in the aforesaid Patta dated 31.3.38 to have been let out to the said Panchanan Mandal AND WHEREAS the said suit was decreed against them the heirs of Panchanan Mandal in terms of the said - -

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K.K. Bhattacharya
Dipon Dm

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said compromise on 15.3.1940 AND WHEREAS the landlords
3 Sri Chandi Bai Wani and Anand Bai Siswas were in possession
of the said land granted ~~to~~ in favour of the Vendor
at a premium of Rs. 1,986/- (Rupees six thousand nine hundred
and eighty six only) at an annual rental of Rs. 32/4/-
(Rupees thirty two and annas four only) on 24th February
1945 AND WHEREAS the Vendor was in possession of the
said land in her Kayat Mokarary interest on payment
of rent to the said landlords AND WHEREAS the Vendor
constructed pucca structure on a portion of land and during
the Revisional Settlement the land has been increased to
2.69 decimal and rent has been enhanced to Rs. 50/- (Rupees
fifty only) per year and the rent is to be paid to the
State of West Bengal under the provisions of the State
Acquisition Act of 1953 and the property has been correctly
recorded and finally published in Kayati interest under
the State and the Vendor is in exclusive possession on
payment of rent to the State AND WHEREAS the Vendor has
agreed with the said Purchaser to sell one-sixth interest
of the property fully described in the Schedule below at
a price of Rs. 8,000/- (Rupees eight thousand only) together
with structures NOW THIS INDENTURE WITNESSETH that in
pursuance of an agreement between the Vendor and the
Purchaser referred to above and in consideration of the
said sum of Rs. 8,000/- (Rupees eight thousand only) paid by
the purchaser to the Vendor, the receipt whereof the said
Vendor doth hereby acknowledge, the said Vendor grants
unto and to the said purchaser his heirs and assignees



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assignees one sixth interest of all that parcel
of 2.69 acres of land together with structures and
building standing thereon specifically described in the
Schedule of this Indenture together with all yards,
courts, areas trees, sewers drains, paths, water ways,
passages, lights liberties, privileges, easements - -
appurtenances, whatsoever, to the said land belonging
or in any way appertaining to or usually held or enjoyed
therewith or reputed to belong or the appurtenant thereto
be it stated that the said Purchaser will have and
hold the hereditaments and premises hereby granted and
conveyed into and to the use of the said Purchaser his
heirs and assigns for ever and the said Vendor doth
hereby for herself, her executors administrators,
covenant with the said Purchaser that notwithstanding
any act or deed or thing done by the said Vendor, the
said Purchaser will have absolute title to the property
conveyed and the said Vendor doth hereby declare that
she has not in any way encumbered the property purported
to be conveyed by this deed of sale and that the said
Purchaser, his heirs assigns shall and may at all
times peaceably and quietly possess and enjoy the said
hereditaments and premises, and receive rents and
profits thereof without interruption claim, or demand
whatsoever from or by the said Vendor or any person
or persons lawfully or equitably claiming from or under
or in trust from him and that free from all encumbrances



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incumbrances whatsoever and that the said Vendor shall
shall and from all times to come at the request and
cost of the purchaser his heirs or assigns do or execute
or cause to be done or executed all such acts deeds and
things whatsoever for further and more perfectly assuring
the title of the Purchaser to the said hereditament or any part thereof.

Schedule above referred to :

ALL THAT piece or parcel of undivided one sixth
part of Bagati land measuring 2.69 acres and .44 5/6 acres
is the transferred land be the same a little more or less
in Touzi No. 146 formerly 146/2, Pargana Anwarpur, Mouza
Doharia, Police Station and Sub-registration office Barasat,
District 24 Parganas together with all trees, plant, tank
and structures standing therein together with all rights,
lights, liberties, easements, advantages and appurtenances
appertaining and relating thereto and in the C.S. record
J. L. no. 40, A. S. No. 132, A. S. record J. L. No. 45
A. S. No. 132 and 139 under C. S. number Khatian 169 under A. S.
Khatian 698.

<u>C. S. Dag</u>	<u>A. S. dag</u>		
1317	1317	Danga	1.54
1319	1319	Danga	.53
1320	1320	Bastu	.18
1324	1324	Danga	<u>.44</u>
		Total...	<u>2.69</u>

With structures thereon.



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The former land lord was Abani Nath Das of Jan Jazar and thereafter Biswas now the State of West Bengal represented by the Collector of 24 parganas at Bansat and present rent of Rs 50.40 to be paid for the entire land and proportionate rent for .44 $\frac{5}{6}$ acre is Rs 8.40 (+Rupees eight and forty paise only) the Vendor has no other Co-sharer.

IN WITNESS WHEREOF the said Vendor doth hereunto subscribe her hand and seal on the day of the year mentioned at the outset in the Deed of Indenture.

Mrs Jey Cecil

Signed, sealed and delivered

in presence of :-

Witnesses :-

1. Kamini Kumar Bhattacharyya
Advocate
Residence 4/3 Nepal Bhattacharyya Street
Cal 26
2. Krishna Chandra Das
28 Tally Gang Road.
Cal-26



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Alipore, 24. Patanaa

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Memo of Consideration :

Sight notes of Rupee one hundred

each - 80 x 100 ₹..

₹ 8,000/-

Total : ₹ 8,000/-

(Rupees eight thousand only).

Mrs. Jay Licit

Witnesses :

1. Kamini Kumar Bhattaraya
Advocate
Residence 4/3 Nepal Bhattaraya St
Cal 26
2. Krishna Chandra Jey
28 Sully Gang Road
Cal-26

Typed by -

N. S. Datta

80, Rash Behari Avenue,
Calcutta-26.



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Alipore, 24 Parganas



Dated, the February, 1972

: Deed of Conveyance :



- Between -

DR. M. R. S. IVY CECIL Vendor
Register U/S 7 (2)
Alipore, 24 Partanas

- and -

Sri Tejamay Mitra Purchaser



Prepared by -

Register U/S 7 (2)
Alipore, 24 Partanas

Book
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For the Year 1972