

Registered in...  
10E No. 1...  
Area No. 152 (152)  
166-179  
Being No. 5439  
on the 1996

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 1996

BETWEEN

BANSHI DHAR SINGH ... VENDOR

AND

SMT. SUMITRA DEVI AGARWAL  
... PURCHASER

*[Handwritten signature]*

Asst. Registrar of Land Revenue  
Calcutta

8.12.98

CONVEYANCE



*[Handwritten signature]*  
Asst. Registrar of Land Revenue  
Calcutta

MR. A. K. CHOWDHURY  
ADVOCATE  
10, OLD POST OFFICE STREET,  
CALCUTTA-700001.

133  
271



457. Registrar of Insurance  
Quebec

RECEIVED of and from within mentioned  
purchaser the within mentioned consi-  
deration money of Rs. 2,00,000/- (Rupees  
two lacs) only being the agreed conside-  
ration sum . . . Rs. 2,00,000.00

MEMO OF CONSIDERATION

Paid by Pay Order being No. 009483  
dated 16th October 1996 drawn on  
Union Bank of India New Alipore  
Branch, Calcutta. Rs. 2,00,000.00

(Rupees two lacs only)

WITNESSES :

G.N. Rai

Bansidhar Singh



ALL INFORMATION CONTAINED  
HEREIN IS UNCLASSIFIED  
DATE 10/15/2010 BY 60322 UCBAW

17.

IN WITNESS WHEREOF the vendor has hereunto set and subscribed his hand and seal to these presents the day month and year first above written.

SIGNED SEALED AND DELIVERED by  
the Vendor at Calcutta in the  
presence of :

G.M. Rai  
Service

10. K.S. Roycl.

Cal-1

Bansidhar Singh



Handwritten text in purple ink, possibly a signature or date, located below the stamp. The text is partially obscured and difficult to read, but appears to include the word "Library" and some numbers.

equivalent to 8 Cottah 8 Chittack together with brick built structure standing thereon comprising in Plot No. 134/1079 Khatian No. 665, R.S. No. 180 Tauzi No. 101, J.L. No. 9 situate and lying at Mouza Sahapur, District 24-Parganas.

THIRD SCHEDULE

ALL THAT undivided 1/9th share of piece and parcel of land measuring about 2.111 decimale and the brick built structure standing thereon comprising in Plot No. 134/1079, Khatian No. 665 and Plot No. 135/2562 Khatian No. 1033 Now 1548 Touzi No. 101 R.S. No. 180 J.L. No. 9 lying and situate as Mouza Sahapur, District 24-Parganas within the jurisdiction of South Suburban Municipality now Calcutta Municipal Corporation. The said 1/9th share of the said 19 Decimal of Land referred to in schedule I and II herein above is 2.111 decimal equivalent to 1 cottah 4 chittack 21 square feet approximately.

IN ...



Handwritten text in purple ink, including a signature and a date, located below the circular stamp. The text is partially obscured and difficult to read.



15.

costs of the purchaser his heirs or assigns respectively produce or cause to be produced to him or his attorney or attorneys or agents or at any trial bearing commission, examination or otherwise as occasion shall require all or any of the deeds and writings comprised in and which in his possession for the purpose of whose title to the premises hereby granted or expressed so to be or any part thereof.

THE SCHEDULE ABOVE REFERRED TO

FIRST SCHEDULE

ALL THAT undivided 1/9th share or interest in the piece and parcel of land measuring about .05 decimale equivalent to 3 cottahs and 3 chittack together with brick built structure standing thereon comprising in plot no.135/2562 Khatian No. 1033 now 1548 R.S. No;180 Touzi No. 101 J.L. No. situate and lying at Mouza Sahapur District 24-Parganas within the South Suburban Municipality, Sub-Registry Alipore.

SECOND SCHEDULE

ALL THAT undivided 1/9th share or interest in the piece and parcel of land measuring about 14 & decimale  
equivalent ...



C2  
1957, Registrar of Assurances  
Colombo

AND further that clearly and freely and absolutely acquitted exonerated discharged and released or otherwise well and sufficiently indemnified saved defendant kept harmless and indemnified of from and against all manner of former and other estates mortgages charges liens, lispens claims demands attachments and proceedings including any certificate proceedings and liabilities and encumbrances whatsoever AND FURTHER that the Vendor and all person having lawfully or equitably claiming any estate right title interest property claim or demand whatsoever into or upon the said property hereby granted sold conveyed assigned and assured or expressed or intended so to be or any part thereof from through under or in trust for the vendor shall and will from time to time and all times hereafter at the request and cost of the purchaser execute all such further and better acts deeds matter things and assurances for further and more perfectly effecting and satisfactorily granting conveying transferring assigning and assuring the said property and every part thereof unto and to the use of the purchaser as shall or may be reasonably required and the Vendor do hereby covenant with the purchaser that they the vendor will unless prevented by fire or some other inevitable accident from time to time and at all times hereafter upon and every reasonable request and at the

costs ...



↳

1971, Registrar of Companies  
Madras

or may be in the custody of possession of the vendor and/or any other person or persons from whom the vendor can or may procure the same without any act on or suit TO HAVE AND TO HOLD unto the purchaser ALL THAT the said land absolutely hereby granted sold transferred conveyed or expressed or intended so to be unto and to the use of the purchaser forever and free from all encumbrances and liabilities whatsoever and the vendor do hereby covenant with the purchaser that notwithstanding any act deed or thing done by the vendor done or executed or knowingly suffered to the contrary the vendor now have good right full power absolutely authority and indefeasible title to grant sell convey transfer assign and assure the said property hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be unto and to the use of the Purchaser in the manner aforesaid and that the purchaser shall and will at all times hereafter peacefully and quietly enter into hold and enjoy the said property and every part thereof and receive take the rents issues and profits thereof and every part thereof without any lawful hindrance eviction interruption disturbance claim and demand whatsoever from or by the vendor or any other person or persons whatsoever lawfully or equitably claiming from under or in trust for the vendor AND THAT free from all encumbrances and liabilities whatsoever

AND ...



6  
The University of Cambridge  
Library

District 24-Parganas and sub-Registry Office Alipore, with the jurisdiction of South Suburban Municipality now within the Calcutta Municipal Corporation, more fully and particularly described in the Third Schedule hereunder written, (hereinafter referred to as the said property) or Howsoever otherwise the said property or any part thereof now are or is or at any time heretofore were or was situated tenanted butted bounded called known numbered described or distinguished TOGETHER WITH all and singular the ways paths passages drains sewers waters and water courses and all manner of former and other rights liberties easements privileges profits appendages and appurtenances whatsoever to the said property belonging to or in any way appertaining or which with the same or any part of now are or at any time heretofore were or was held used occupied or enjoyed or accepted or reputed deemed taken or known as part parcel or number thereof or appurtenant thereto with their and every of their appurtenances AND ALL ESTATE right title interest inheritance use trust possession property, claim and demand whatsoever both at law or in equity of the vendor of in and to the said premises and every part or parcel thereof with the appurtenant and all deed muniments writings and evidence of title which in any ways relate exclusively to the said property or any part thereof and which now are or hereafter shall

or ...



3

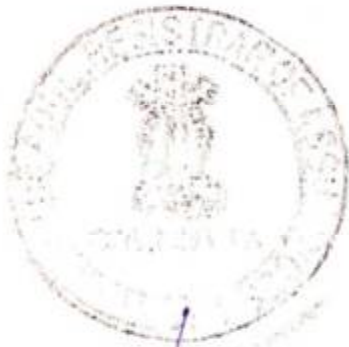
Asst. Engineer of Irrigation  
Gadag



charges, liens, lispendens, attachments acquisition requisition trust of whatsoever nature ALL THAT the undivided 1/9th share of the said premises at and for a consideration of a sum of Rs. 2,00,000/- (Rupees two lac) only.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of a sum of Rs. 2,00,000/- (Rupees two lacs) only of the lawful money of the Union of India well and truly paid by the Purchaser to the vendor on or before execution of these presents (the receipts whereof the vendor do and each of them doth hereby as also by the receipt hereunder written admit and acknowledge to have receive and of and from the same and every part thereof the vendor do hereby, admit, release and discharge the purchaser and the properties hereby conveyed) the vendor do hereby grant transfer convey assure and assign unto and in favour of the purchaser ALL THAT the undivided 1/9th share of premises together with the brick built structure thereon situate and lying at No. 250 S. N. Roy Road, being the piece and parcel of land containing by ad-measurement 2.111 decimale equivalent to 1 cottah 4 Chittack and 21 square feet approximately being the 1/9th share of 19 decimale more or less being Plot No. 135/2562 of Khatian No. 1033 now 1548 and Plot No. 134/1079 of Khatian No. 665 J.L. No. 9, R.S. No. 130 Touzi No. 101 Mouza Sahapur,

District ...



1881, Registrar of Licenses  
Calcutta

Subhas Singh all are the sons of Sri Ram Krishna Singh, Sri Banshidhar Singh, Sri Bijoy Bahadur Singh and Sri Lal Bahadur Singh all are the sons of Sri Ram Nagina Singh ALL THAT undivided 7/9th share of land measuring about more or less 19 (Nineteen) decimale together with the brick built structure thereon comprising in Plot No. 135/2562, Khatian No. 1033 now 1548 and Plot No. 134/1079 Khatian No. 665, J.L. No. Mouja Sahapur, previously within the jurisdiction of South Suburban Municipality and at present under Calcutta Municipal Corporation morefully and particularly described in the Schedule therein, hereinafter referred to as the said property.

- F. Thus the vendor is owned seized and possessed of and/or well and sufficiently entitled to ALL THAT undivided 1/9th share of the said premises and the brick built structure thereon free from all encumbrances, charges liens lispendens trust of whatsoever in nature.
- G. The Vendor has agreed to sell and the Purchaser has agreed to purchase free from all encumbrances,

charges ...



6  
Sd/- Registrar of Companies  
Calcutta

more or less .07 (Seven) decimale out of 14 (fourteen) decimale together with brick structure thereon comprising in Plot No. 134/1079 Khatian No. 665 Mouza Sahapur, J.L. No. 9, R.S. No. 180, Touzi No; 101 within the jurisdiction of South Subarban Municipality and at present under Calcutta Municipal Corporation morefully and particularly described in the schedule therein and also described in the SECOND SCHEDULE hereunder written.

- D. Sometimes in the year 1970, Smt. Rajeswar Kumari died leaving behind Smt. Shanta Devi and Smt. Kanta Devi as her legal heirs, and the said legal heirs duly inherited the property held by the said Smt. Rajeswar Debi Kumari in equal share.
- E. By a deed of Gift executed on 15th January 1975, registered with the office of the Sub-Registrar Alipore, in Book No. 1 Volume No. 20 Pages 195-200 Being No. 211 for the year 1975 said Smt. Shanta Debi wife of Sri Lalan Singh and Smt. Kanta Debi wife of Sri Babban Singh, duly gifted transferred and conveyed unto and in favour of Sri Hrishikesh Singh, Sri Kanchan Singh both are the sons of Sri Ram Abtar Singh, Sri Farid Behari Singh and Sri

Subhas ...



6

Registrar of Companies  
Delhi

resident of No. 250 S. N. Roy Road, Calcutta, therein described as Donor, duly gifted transferred conveyed unto and, in favour of Kumari Shanta Debi daughter of Sri Balkishan Singh therein described as Donee, ALL THAT a piece and parcel of land measuring about more or less .07 (seven) decimale out of 14 (fourteen) decimale together with the brick built structure thereon comprising in Plot No. 134/1079 Khatian No. 665 Mouza Sahapur, J.L. No. 9, R.S. No. 109 Touzi No. 101 previously within the jurisdiction of South Suburban Municipality and at present under Calcutta Municipal Corporation morefully and particularly described in the Schedule therein and also described in the SECOND SCHEDULE hereunder written.

- C. By a Deed of Gift executed on 8th March, 1966, registered with the office of Sub-Registrar Alipore in Book No. 1 Volume No. 41 Pages 112 to 115 being No. 1831 for the year 1966, One Sri Biswanath Singh son of Late Lachman Singh therein described as Donor duly gifted, transferred, conveyed unto and in favour of Kumari Kanta Debi daughter of Sri Balkishan Singh, therein described as Donee, ALL THAT a piece and parcel of Land measuring about

more ...

18692  
Smt. Sumitra Devi Agarwal  
230, S. N. Ray Rd.  
Cal-38

16/11 96

*Handwritten initials*

|      |         |
|------|---------|
| ←    | 1000/-  |
| 4000 | 4000/-  |
| 2000 | 200/-   |
|      | <hr/>   |
|      | 14200/- |



Registrar of Companies  
Calcutta





7.

therein and also described in the First Schedule hereunder written.

- B. By a Deed of Gift executed on 8th March 1966 registered with the Office of Sub-Registrar Alipore in Book No. 1 Volume No. 40, Pages 115 to 117 Being No. 1830 for the year 1966, one Sri Biswanath Singh son of Late Lachman Singh

resident ...

18692  
Smt. Sumitra Devi Agarwal  
230 S.N. Raj Rd.  
Cal - 38

16/10/96

W

|       |         |
|-------|---------|
| ←     | 10000/- |
| 40000 | 4000/-  |
| 2000  | 200/-   |
|       | <hr/>   |
|       | 14200/- |



~~16/10/96~~  
16/10/96



6.

parcel of land measuring about more or Less 5 (Five) decimale together with brick build structure thereon<sup>constructed in the year 1911</sup> in J.L. No. 9, R.S. No. 180 Touji No. 101 Khatian No. 1033 now 1548 Plot No. 135/2562 previously within the South Suburban Municipality Holding No. 3, and at Present under Calcutta Municipal Corporation morefully and particularly mentioned in the Schedule

therein ...

18692

Smt. Sumitra Devi Agarwal  
230 S. N. Ray Rd.

Cal - 38

16/10/96

W

|       |         |
|-------|---------|
|       | 10000/- |
| 40000 | 4000/-  |
| 20000 | 2000/-  |
|       | <hr/>   |
|       | 14200/- |



Registrar of Insurance  
Calcutta



5.

Part and Smt. Rajeswar Kumari daughter of Sri Biswanath Singh and Smt. Santa Debi daughter of Sri Balkishan Singh therein described as Purchaser of the Other Part, for the Consideration mentioned therein granted transferred conveyed assured and assigned unto and in favour of said Smt. Rajeswar Kumari and Smt. Shanta Debi, ALL THAT piece and

Parcel ...

18692

Smt. Sumitra Devi Agarwal  
2305-N. Raj Rd -

Cal-38

16/10/94

*N*  
TREASURER

|       |         |
|-------|---------|
| 42000 | 10000/- |
| 22000 | 4000/-  |
|       | 2000/-  |
|       | 14200/- |



65



4.

WHEREAS :

- A. By an indenture dated 30th May 1962, registered with the office of the Sub-Registrar Alipore in Book No. 1, Volume No. 83, Pages 112 to 118 Being No. 4195 for the year 1962, Bankim Chandra Samanta and Santosh Kumar Samanta all are sons of Late Rasik Lal Samanta therein described as Vendor of the One

18692

Smt Sumitran Devi Asawal  
2305, N. Raj Rd  
Cal-38

16/10/96

Treasurer

|          |          |
|----------|----------|
| 10000/-  | 10000/-  |
| 40000/-  | 40000/-  |
| 20000/-  | 20000/-  |
| <hr/>    | <hr/>    |
| 140000/- | 140000/- |



Registrar of Assurances  
Calcutta





3.

hereinafter referred to and called as 'PURCHASER' (which term or expression shall unless otherwise excluded by or repugnant to the subject or context be deemed to mean and include her heirs, executors, successors, administrators, representatives and assigns) of the OTHER PART :

WHEREAS ...

18692  
Smt. Sumitran Devi Agarwal  
230 S. N. Roy Rd.  
Cal - 38

16/10/96 DW

|      |         |
|------|---------|
| 4000 | 10000/- |
| 2000 | 4000/-  |
|      | 200/-   |
|      | <hr/>   |
|      | 14200/- |



Registrar of Companies  
Calcutta



2.

otherwise excluded by or repugnant to the subject or context be deemed to mean and include his heirs, successors, administrators, executors, representatives and assigns) of the ONE PART AND SMT. SUMITRA DEVI AGARWAL wife of Gokul Chand Agarwal at present residing at 230 S. N. Roy Road, Calcutta - 700 038 Behala, District 24-Parganas (South)

hereinafter ...

18692  
Smt Sumitran Devi Agarwal  
230 S.N. Raj Rd.

Cal-38

16/10/96

W  
WITNESSES

|       |        |
|-------|--------|
| 40000 | 100000 |
| 20000 | 40000  |
|       | 20000  |
|       | <hr/>  |
|       | 142000 |



presented for registration in 135  
to Calcutta Registration Office  
on the 18th day of Oct-1947.

By Banshi Char Singh

16/10/96  
1947 Registrar of Companies  
Calcutta

Banshi Char Singh  
S/o Banrajendra Singh  
of 250 S.N. Raj Rd  
Cal.

Banshi Char Singh

Banshi Char Singh

1947



T. ~~Ramesh~~ Rao  
S/o Rama Rao  
of S.E. Raj Colony  
Garden Reach Cal  
for  
TRAO

16/10/96  
1947 Registrar of Companies  
Calcutta



Stamp Act-1899  
 by W Bengal  
 Act 1983  
 23  
 Total Rs

00AA 609144

~~Tallying Circular Pt 61~~  
 B/ Cheque No. 036505 dated 28/10/96  
 for Rs. 3360/- has been paid as  
 deficit stamp duty u/s 43.

12535  
 5016  
 13549  
 3349  
 6411

12535  
 5014  
 11  
 12560

Defect 'A' fees Rs. 561/- Subsequently realised by Case No. 1837 Receipt No. 500341

5-11-96

At 2189  
 9 55  
 w/a) 25  
 w/s) 4  
 2273

THIS INDENTURE made this 18th day of October

One thousand Nine Hundred Ninety Six BETWEEN

BANSHI DHAR SINGH son of Ram Nagina Singh by caste Hindu, by Occupation Service present residing at 250, S. N. Roy Road, Calcutta - 700 039, Behala, District 24-Parganas (South), hereinafter referred to and called as "VENDOR" (which term or expression shall unless

otherwise ...

Balance  
 200000/-  
 150000/-  
 50000/-

199  
 199  
 2189  
 561