

5304

I-5247

5000Rs.



11:10 Am

Admissible under Rule 21 and also
 under section (5)1 of W.B.L.R. Act
 -1980 duty of (19) duty stamped
 under the Indian Stamped 1899
 Scheduled 1A No. 23
 Fees Paid A.L.M(e), M(e)
 P Fee RS.....

REGISTRAR OF ASSURANCE
 CALCUTTA
 9-7-1980

✓ Nitya nanda Banik
 ✓ Manoranjan Banik

✓ Gouvan Chandra Banik

DEED OF SETTLEMENT

This DEED OF SETTLEMENT is made on this the 9th day of July, 1980 A.D. in Christian Era.

BY AND BETWEEN

1. SRI NITYANANDA BANIK and 2. SRI MONORANJAN BANIK
 both are sons of Late Mohanta Lal Banik, both by faith-
 Hindu, by occupation-Business, by nationality-Indian
 both are residing at 142, S. K. Deb Road, P.S. Dum Dum,
 Calcutta-700048, Dist. North 24 Parganas hereinafter
 jointly called the "SETTLORS" of the ONE PART ;


Ar 23
 10.07.80
 M.C.M.

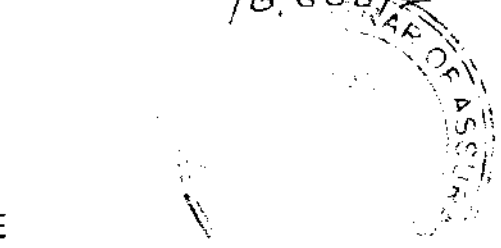
Serial No. 2023
Sold to Nitya nanda Banik
Of 142 S. K. Deb Road, Cal-48
Calcutta Collectorate


Treasury
Dated 08/07/80

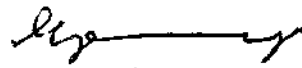
Treasurer
IC - 5000/-
IC - 5000/-
10,000/-



Presented for Registration at 11-10 A.M. / P.M.
On the 2th Day of July 1980
of the Additional District Sub-Registry Registrar of Assurance,
Office / Private Residence Calcutta
by Nitya nanda Banik Presentant / Claimant



REGISTRAR OF ASSURANCE
CALCUTTA
9-7-1980





Nitya nanda Banik


Executed by Nitya nanda Banik
S/O, W/O late Prabhat Lal Banik
of 142, S.K. Deb Road, Cal 48
P.S. Dum Dum
By Caste Hindu
By Profession Businessman


Mina Ranjan Banik

Gouranga Chandra Banik


Identified by Abdul Kader Akhbar
S/O, W/O Advocate
of Calcutta High Court
P.S. Hare Street
By Caste Hindu
By Profession Legal Practitioner


REGISTRAR OF ASSURANCE
CALCUTTA
9-7-1980

1/5 Shikha Banik & Co
Advocate
High Court
Calcutta

5000Rs.



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Nitja nanda Banik

Mahendrasen Banik

Gouranga Chandra Banik

- A N D -

SRI GOURANGA CHANDRA BANIK, Son of Late Mohanta Lal Banik,
by faith-Hindu, by occupation-Business, by nationality -
Indian, residing at 97, S. K. Deb Road, P.S. Dum Dum,
Calcutta-700048 hereinafter called the "TRUSTEE" of the
OTHER PART ;

WHEREAS one Mahendra sardar was the sole and absolute
owner as a sole rayet, under the provisions of Land and
Land Reforms Act, 1953, the property being ALL THAT piece
and parcel of bastu land measuring an area 15 decimals

Contd.....P/3.

2023

Bank Name: Jayaramanda Bank
Address: 142, S. K. Deb Road, Calcutta 48

Calcutta Collectorate
Treasury

Dated: 08/07/80

[Signature]
Treasurer

LC	—	5000/-
IC	—	5000/-
		<hr/>
		10,000/-



[Signature]

REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

==: 3 ==:

more or less lying and situated at Mouza-Patipukur,
J.L.No. 24, Touzi No. 1298/2933 in C.S. Dag No. 509
under C.S. Khatian No. 186, P.S. Dum Dum within the
jurisdiction of the South Dum Dum Municipality, P.S.
Dum Dum, District : North 24 Parganas.

AND WHEREAS the said Mahendra Sardar, died intes-
tate on 26.02.1945 leaving behind him surviving his
wife namely Joymani alias Joymati Dasi, as his only
legal heirs, successors and/or legal representatives
to the estate left behind him and as such after his
death the said Joymani alias Joymati Dasi became the
absolute owner of the property, as aforesaid.

AND WHEREAS by a registered Deed of Gift, written
in Bengali language, dated 09.02.1948 registered in the
office of the Sub-Registrar, Cossipore, Dum Dum recorded
in Book No. I, Volume No. 19, Pages 4 to 6, Being No.
551 for the year 1948, the said Joymani alias Joymati
Dasi, the Donor therein, out of love and affection,
conveyed and transferred ALL THAT piece and parcel of
bastu land, measuring an area 15 decimals more or less
lying and situated at Mouza-Patipukur, J.L. No. 24,
Touzi No. 1298/2933 in C.S. Dag No. 509 under C.S.
Khatian No. 186 within the jurisdiction of the South
Dum Dum Municipality, P.S. Dum Dum, District : North
24-Parganas unto in favour of Smt. Sushila Bala Dasi,
the Donee therein, absolutely and forever, morefully

Contd.....P/4

Nitya nanda Banik
Mandrayan Bank

Gouranga Chandra Banik



REGISTRAR OF ASSURANCE
CALCUTTA

2-7-1980

Nitya nanda
Manoranga
Gouranga Chandra

and particularly described in the Schedule thereunder written.

AND WHEREAS by a registered Kotala, written in bengali language dated 27.02.1948, registered in the office of the Sub-Registrar, Cossipore, Dum Dum, recorded in Book No. I, Volume No. 17, Pages 178 to 180, Being No. 885 for the year 1948, the said Smt. Sushila Bala Dasi, sold, conveyed and transferred ALL THAT piece and parcel of bastu land measuring an area 15 decimal more or less lying and situated at Mouza- Patipukur, J.L.No. 24, Touzi No. 1298/2833 in C.S. Dag No. 509 under C.S. Khatian No. 186 within the jurisdiction of the South Dum Dum Municipality, P.S. Dum Dum District : North 24-Parganas, unto in favour of Sri Bhim Chandra Dalui, for a valuable consideration mentioned therein, morefully and parcularly described in the schedule thereunder written.

AND WHEREAS during his life the said Sri Bhim Chandra Dalui executed and registered a Deed of Settlement on 15.06.1948, recorded in Book No. I, Volume No. 30, Pages 284 to 286, Being No. 2221 for the year 1948 and the said Sri Bhim Chandra Dalui, settled his property and he decided his said property as aforesaid jointly entitled to his four brothers namely Sri Nakul Chandra Dalui, Sri Balaram Chandra Dalui, Sri Krishan

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REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

Nitya Chandra Bank
Manoranga Bank

Manoranga Chandra Bank

Chandra Dalui, Sri Sahadeb Chandra Dalui all sons of Late Abinash Chandra Dalui, together with Sri Sambhu Charan Singha, son of Late Bhuban Charan Singha, the said settlement contents therein that after demise of the said Sri Bhim Chandra Dalui, the said four brothers namely Sri Nakul Chandra Dalui, Sri Balaram Chandra Dalui, Sri Krishan Chandra Dalui, Sri Sahadeb Chandra Dalui, together with Sri Sambhu Charan Singha, as aforesaid are entitled absolutely and forever.

AND WHEREAS the said Sri Bhim Chandra Dalui, died on 29.06.1948 and in terms of the said Settlement, said four brothers Sri Nakul Chandra Dalui, Sri Balaram Chandra Dalui, Sri Krishan Chandra Dalui, Sri Sahadeb Chandra Dalui, together with Sri Sambhu Charan Singha, developed the property as per property mentioned in the Deed of Settlement absolutely and forever, thereafter the said Sri Nakul Chandra Dalui, Sri Balaram Chandra Dalui, Sri Krishan Chandra Dalui, Sri Sahadeb Chandra Dalui and Sri Sambhu Charan Singha, jointly mutated their names in the record of South Dum Dum Municipality and obtained Municipal Holding No. 97, S.K. Deb Road, Calcutta-700048, as absolutely owners thereof.

AND WHEREAS by a registered Kotala, written in bengali language dated 30.08.1961, registered in the office of Sub-Registrar, Cossipore, Dum Dum recorded in



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**REGISTRAR OF ASSURANCE
CALCUTTA**

2-7-1980


✓ Nitya Manda Banik
✓ Manabanga Banik

✓ Gouranga Chandra Banik

Book No. I, Volume No. 187, Pages 109 to 113, Being No. 7091 for the year 1961, the Settlers herein namely Sri Nitya Manda Banik and Sri Manabanga Banik and the Trustees herein namely Sri Gouranga Chandra Banik, all sons of Mohanta Lal Banik, jointly purchased ALL THAT piece and parcel of bastu land measuring an area 15 decimals more or less lying and situated at Mouza - Patipukur, J.L.No. 24, Touzi No. 1298/2833 in C.S. Dag No. 509 under C.S. Khatian No. 186 within the jurisdiction of the South Dum Dum Municipality, Municipal Holding No. 97, S.K. Leb Road, P.S. Dum Dum, Calcutta-700048, District : North 24-Parganas from the said Sri Nakul Chandra Dalui, Sri Balaram Chandra Dalui, Sri Krishna Chandra Dalui, Sri Sahadeb Chandra Dalui and Sri Sambhu Charan Singha, the Vendors therein, for a valuable consideration mentioned therein, morefully and particularly described in the scheduled thereunder written and each having the owner of undivided one-third part or share therein.

AND WHEREAS by virtue of the said Deed, the Settlers herein became absolute owners of the property ALL THAT undivided two-third share in piece and parcel of bastu land measuring an area 15 decimals more or less lying and situated at Mouza-Patipukur, J.L. No. 24, Touzi No.1298/2833 in C.S. Dag No. 509 under C.S. Khatian No. 186 within




REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

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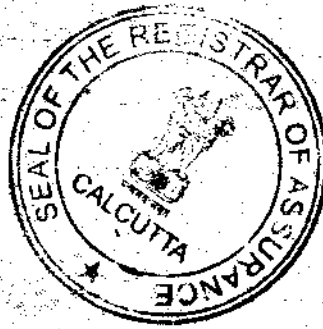
✓ Nilja nanda Samin
✓ Manabanga Bank
✓ Gouranga Chandra Banik

the jurisdiction of the South Dum Dum Municipality, Municipal Holding No. 97, S. K. Deb Road, P.S. Dum Dum Calcutta-700048, District : North 24-Parganas herein called the said "PROPERTY" morefully and particularly described in the SCHEDULE hereunder written.

AND WHEREAS the settlers bear special love and affection towards their brother namely Sri Gouranga Chandra Banik and for the benefit of the said Sri Gouranga Chandra Banik, the Settlers herein are desirous to settled their share in the said property in a trust.

AND WHEREAS for the purpose of the stamp/court fees payable in respect of these presents the said undivided two/third part or share in piece and parcel of bastu land, measuring an area 15 decimals more or less lying and situated at House-Patipukur, J.L. No. 24, Town No. 1298/2833 in C.S. Dag No. 509 under C.S. Khattian No. 186 within the jurisdiction of the South Dum Dum Municipality, Municipal Holding No. 97, S.K. Deb Road, P.S. Dum Dum, Calcutta-700048, District : North 24 Parganas herein called the said "PROPERTY" morefully and particularly described in the SCHEDULE hereunder written is valued at Rs. 1,00,000/- (Rupees one lakh) only.

NOW THIS INDENTURE WITNESSES that in pursuance of the said desire and in consideration of the property



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REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

=: 8 :=

*Nitja nanda Banik
Manarajan Banik*

Gouranga Chandra Banik

the said settlors doth hereby and hereunder grant, convey and transfer, assign and assure unto and in favour of the trust being the property ALL THAT undivided two/third share in piece and parcel of bastu land, measuring an area 15 decimal more or less, lying and situated at Mouza-Patipukur, J.L.No. 24, Touzi No. 1298/2833 in C.S. Dag No. 509 under C.S. Khatian No. 186 within the jurisdiction of the South Dum Dum Municipality, Municipal Holding No. 97, S.K. Deb Road, P.S. Dum Dum, Calcutta-700048, District : North 24 Parganas, to the trust and TO HAVE AND TO HOLD the same in trust for use and benefit of the trustee of the said trust and will hold their share in the said property for the benefit of the said trust, the beneficiary being their only brother namely Sri Gouranga Chandra Banik, subject to the terms and conditions written hereunder.

1. That during the life of the settlors, the settlor will act as trustee of the trust hereby created.
2. The trustee will be entitled to deal with the shares in the said property at his suit will and will every authority to receive rent, issues and profits thereof without any hindrance and/or obstruction from any person claiming under the settlors.
3. The Trustee will pay all municipal rates and taxes other outgoing in connection with the share in said property.

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REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980



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REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

==: 10 ==

and to deal with the said share in the property with right to receive rent issues and profits thereof and with right to deal all existing tenants and will receiveable from the tenants with right to evict the said tenants in accordance with the law with further right to sale, transfer and/or alienate the said share in the property as an absolute owner without any obstruction, hindrance, claims from any person or persons claiming under the settlor.

9. The trust hereby created by the settlors cannot be challenge by any person or persons claiming under settlors subject to however the settlors reserve their right to alter and/or cancel the trust hereby created.

10. The settlors do hereby resolve their right to cancel the trust hereby created during their life time according to their will and desirous.

SCHEDULE ABOVE REFERRED TO

ALL THAT undivided two/third half part or share in piece or parcel of bastu land measuring an area 15 decimals more or less lying and situated at Mouza-Patipukur, J.L.No. 24, Touzi No. 1298/2833 in C.S. Dag No. 509 under C.S. Khatian No. 186 within the jurisdiction of the South Dum Dum Municipality, Municipal Holding No. 97, S.K.Dab Road, P.S. Dum Dum, Calcutta-700048, District ; North 24 Parganas butted and bounded as follows :

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Nitya nandan Banik
Manabangan Banik

Gouranga Chandra Banik




REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

= 11 =

ON THE NORTH	::	By common passage ;
ON THE SOUTH	::	By S. K. Deb Road ;
ON THE EAST	::	By wide S.K. Deb Road ;
ON THE WEST	::	By others plot.

IN WITNESS WHEREOF the parties hereto abovenamed
 met and subscribed their respective hands and signatures
 on this deed on the day, month and year first above
 written.

SIGNED AND DELIVERED
 IN PRESENCE OF :

1. *অশোকচন্দ্র বন্দ্যোপাধ্যায়*

Nitya nanda Banik

 Signature of
 NITYANANDA BANIK

Jahn Kr. Deb

2. *Manoranjan Banik*

 Signature of
 MONORANJAN BANIK
 SETTLORS / ONE PART

Drafted and prepared
 by me,

Ashish Kr. Ghosh
 Advocate
 High Court, Cal.
 KRS/960/70

Gouranga Chandra Banik

 Signature of
 GOURANGA CHANDRA BANIK
 TRUSTEE / OTHER PART



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REGISTRAR OF ASSURANCE
CALCUTTA

9-7-1980

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Dist No.
Volume No.
Page From 178 To 190
Being No. 1917 for the year 1980



DELIVERED

REGISTRAR OF ASSURANCE
CALCUTTA

24/02/1980