

03800

I-3662/13



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

A 832836

It is certified that the document is a true and correct copy of the original as registered in the office of the Registrar, West Bengal, and the endorsement sheets attached with the document are part of this document.

12-20-2013
S.No. 8425/13
MOP/13

[Signature]
Registrar, West Bengal
Kolkata

07 MAY 2013

मोसुमी मिश्री (पत्नी)

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made this the 7th day of May, Two Thousand Thirteen **BETWEEN (1) SRI BALAI NASKAR**, Son of Late Kha-gendra Nath Naskar, by faith Hindu, by occupation Business of Village Daulatpur, Police Station Bishnupur, District South 24-Parganas (South) and **(2) SMT. MOUSUMI NASKAR**, now Mistry, Wife of Sri Biswanath Mistry

17377

NAME Siddhartha Mukherjee
 ADDRESS 119 Bheupen Roy Road
 Rs. 5,000/- 24 APR 2013
SURANJAN MUKHERJEE
 Licensed Stamp Vendor
 C. C. Court
 2 & 3, K. S. Roy Road, Kol-1



Roy Road
Behala
- Kol-34

24 APR 2013

24 APR 2013




Identified by me:-
Barun Purkait.

S/O Sri Prallad Chandra Purkait
 Vill - Chaulatpore.
 Post - Tailan
 P.S. - Bishnupore
 South 24 Pgs.
 Business





07 MAY 2013

Government of West Bengal
Department of Finance (Revenue) ,Directorate of Registration and Stamp Revenue
Office of the D.S.R. - IV SOUTH 24-PARGANAS, District- South 24-Parganas
Signature / LTI Sheet of Serial No. 03800 / 2013, Deed No. (Book - I , 03667/2013)

Signature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Mousumi Mistry (naskar) Bijoybhumi Joka, Thana:-Thakurpukur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700104	 07/05/2013	 LTI 07/05/2013	মৌসুমী মিস্ত্রী (নসকার) 7.5.13

II . Signature of the person(s) admitting the Execution at Office.

Sl No.	Admission of Execution By	Status	Photo	Finger Print	Signature
1	Balai Naskar Address -Daulatpur, Thana:-Bishnupur, District:-South 24-Parganas, WEST BENGAL, India,	Self	 07/05/2013	 LTI 07/05/2013	Balai Chandra Naskar
2	Mousumi Mistry (naskar) Address -Bijoybhumi Joka, Thana:-Thakurpukur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700104	Self	 07/05/2013	 LTI 07/05/2013	মৌসুমী মিস্ত্রী (নসকার)

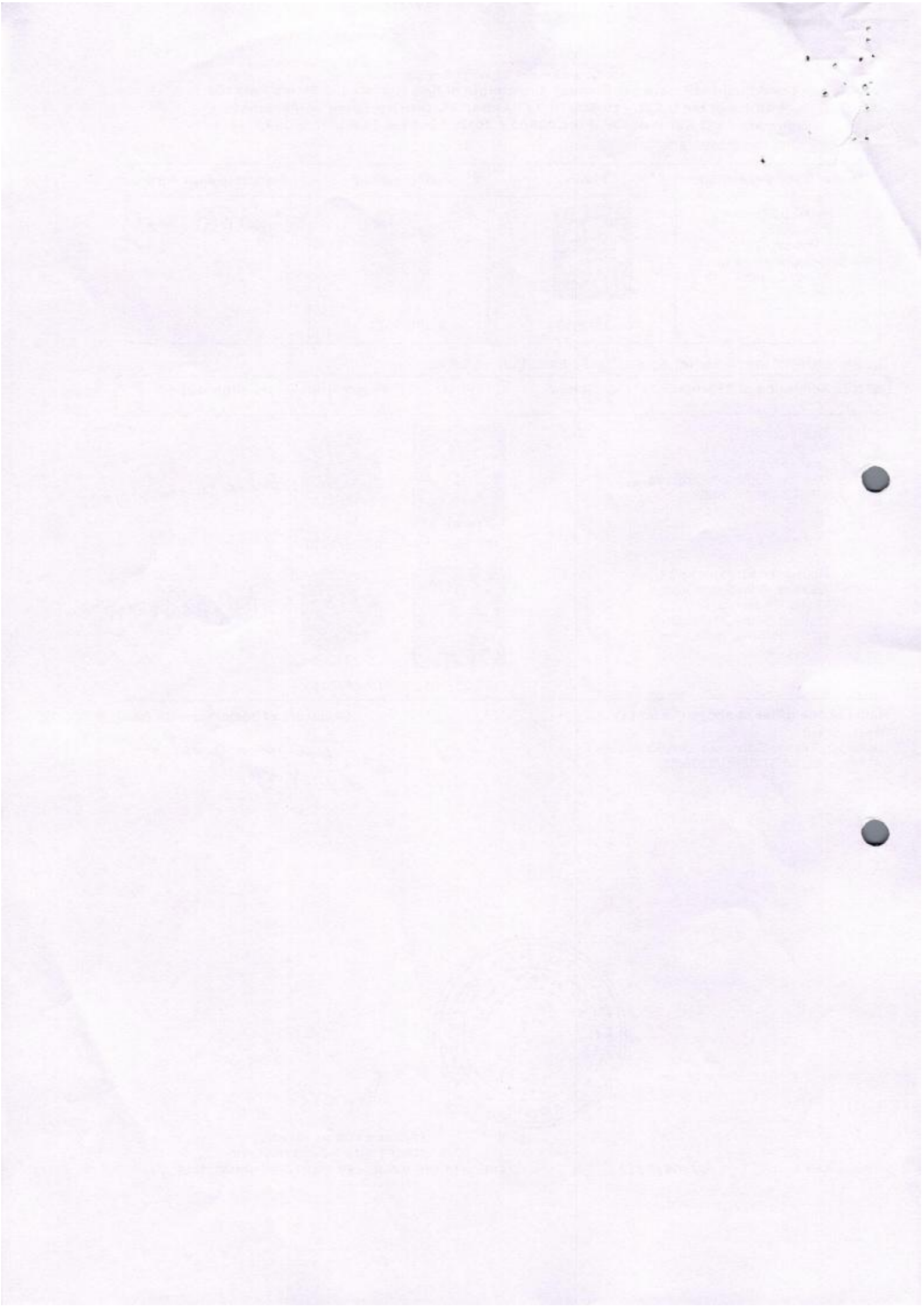
Name of Identifier of above Person(s)
 Barun Purkait
 Daulatpur, Thana:-Bishnupur, District:-South
 24-Parganas, WEST BENGAL, India,

Signature of Identifier with Date

Barun purkait.
7.5.13



(Ashoke Kumar Biswas)
DISTRICT SUB-REGISTRAR-IV
 Office of the D.S.R. - IV SOUTH 24-PARGANAS





Government Of West Bengal
Office Of the D.S.R. - IV SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Deed Number : I - 03667 of 2013
(Serial No. 03800 of 2013 and Query No. L000008425 of 2013)

On 07/05/2013

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, 4 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs.10/-

Payment of Fees:

Amount By Cash

Rs. 1392.00/-, on 07/05/2013

(Under Article : A(1) = 1353/- ,E = 7/- ,H = 28/- ,M(b) = 4/- on 07/05/2013)

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.-1,23,534/-

Certified that the required stamp duty of this document is Rs.- 6187 /- and the Stamp duty paid as: Impressive Rs.- 5000/-

Deficit stamp duty

Deficit stamp duty Rs. 1200/- is paid , by the draft number 588497, Draft Date 04/05/2013, Bank : State Bank of India, BEHALA, received on 07/05/2013

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

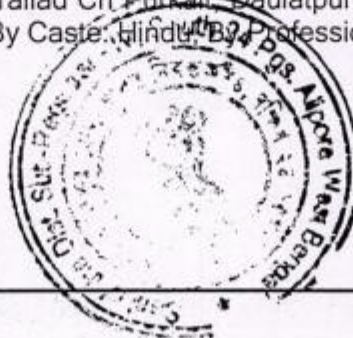
Presented for registration at 12.20 hrs on :07/05/2013, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Mousumi Mistry (naskar) , one of the Executants.

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

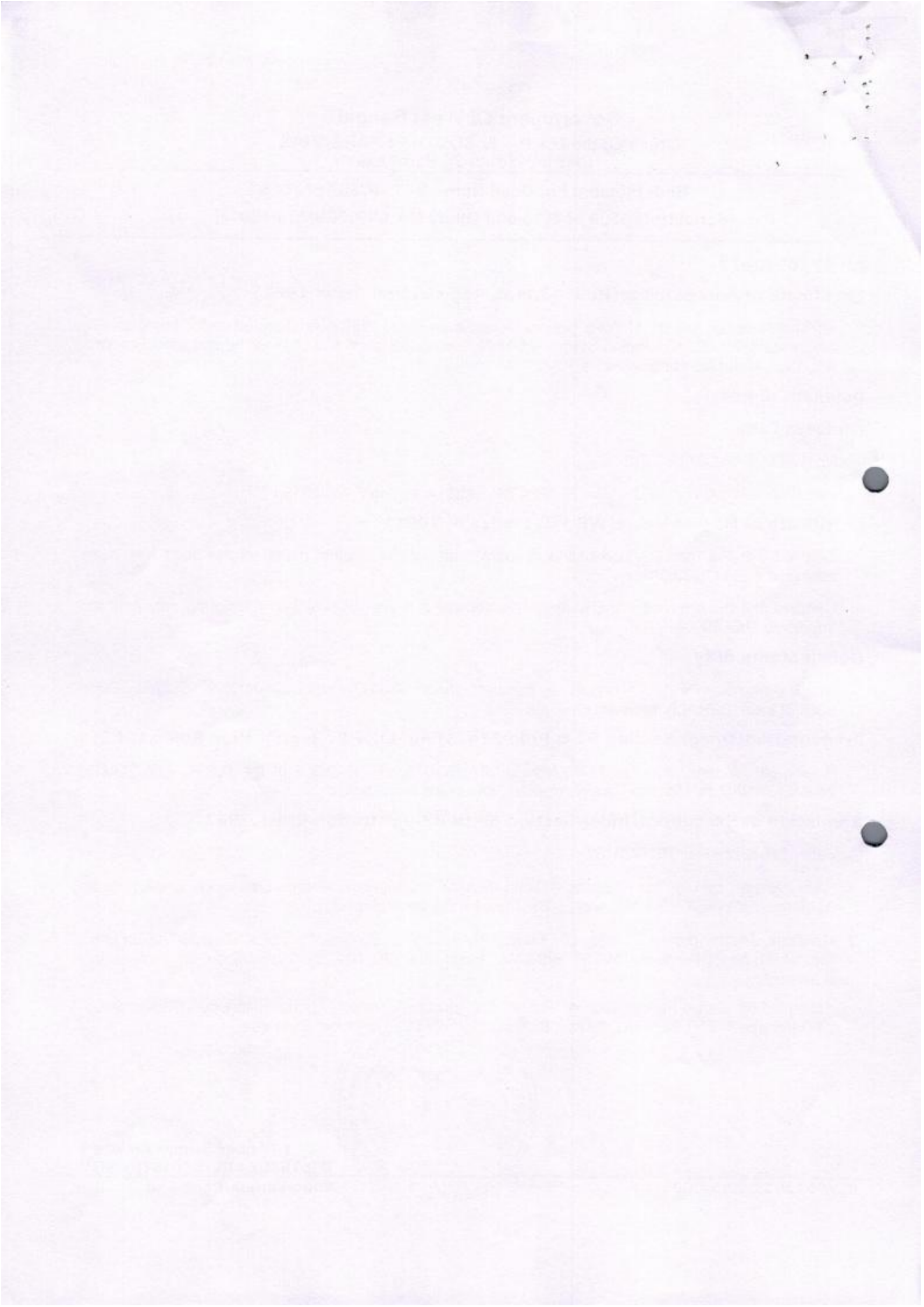
Execution is admitted on 07/05/2013 by

1. Balai Naskar, son of Lt. Khagendra Nath Naskar , Daulatpur, Thana:-Bishnupur, District:-South 24-Parganas, WEST BENGAL, India, , By Caste Hindu, By Profession : Business
2. Mousumi Mistry (naskar), wife of Biswanath Mistry , Bijoybhumi Joka, Thana:-Thakurpukur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700104; By Caste Hindu, By Profession : House wife

Identified By Barun Purkait, son of Prallad Ch Purkait, Daulatpur, Thana:-Bishnupur, District:-South 24-Parganas, WEST BENGAL, India, , By Caste: Hindu, By Profession: Business.



(Ashoke Kumar Biswas)
DISTRICT SUB-REGISTRAR-IV
EndorsementPage 1 of 2



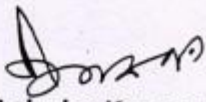


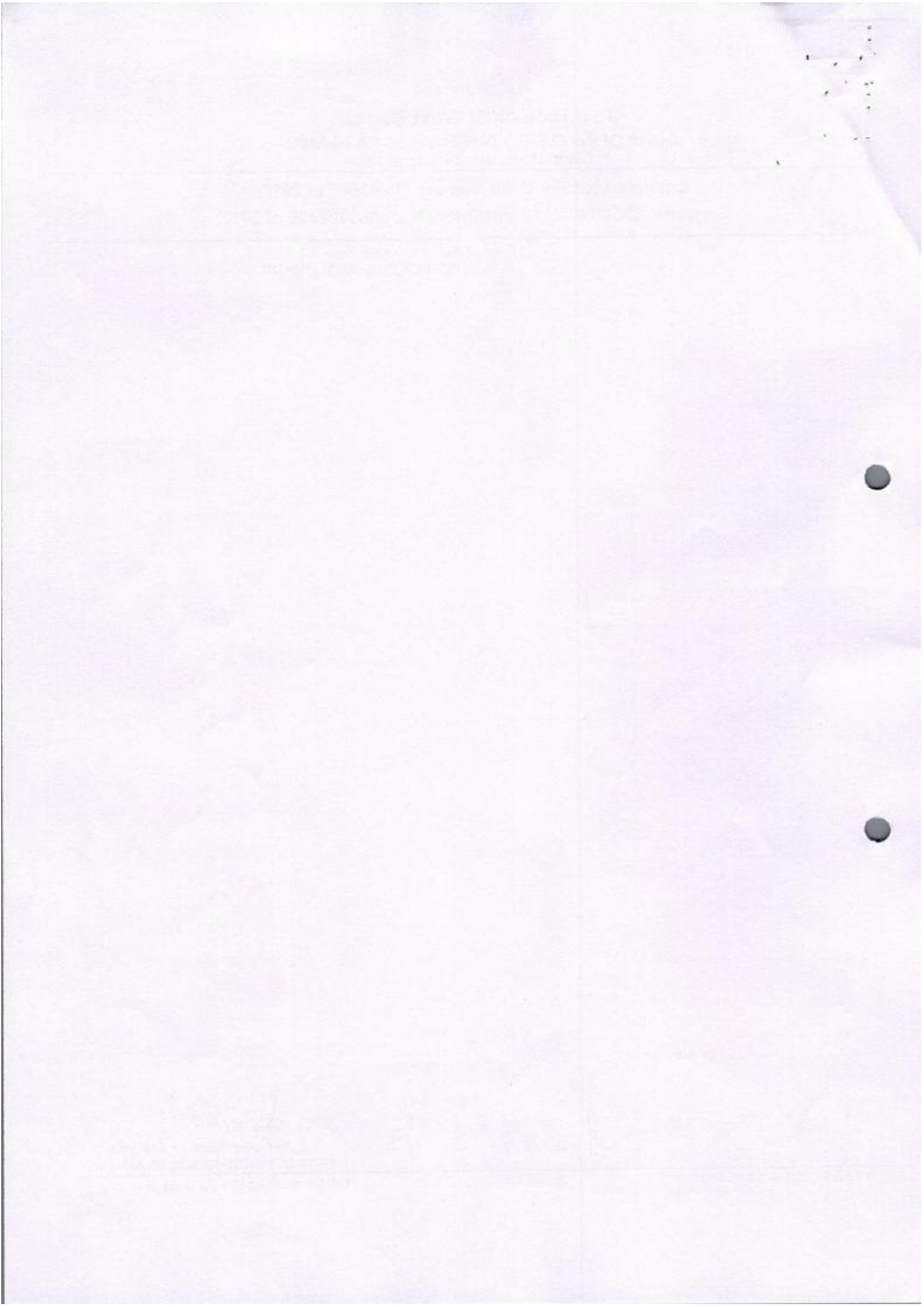
Government Of West Bengal
Office Of the D.S.R. - IV SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Deed Number : I - 03667 of 2013
(Serial No. 03800 of 2013 and Query No. L000008425 of 2013)

(Ashoke Kumar Biswas)
DISTRICT SUB-REGISTRAR-IV




(Ashoke Kumar Biswas)
DISTRICT SUB-REGISTRAR-IV
EndorsementPage 2 of 2



by faith Hindu, by occupation Housewife, residing at Bijoybhumi, Joka, P.S. Thakurpukur, Kolkata-700104, District 24-Parganas (South) hereinafter jointly called and referred to as the "**VENDOR**" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include their respective heirs, executors, administrators, legal representatives and assigns) of the **ONE PART :**

AND

SRI SIDDHARTHA MUKHERJEE, Son of Sri Ashutosh Mukhopadhyay, by faith Hindu, by occupation Business, of 119, Bhupen Roy Road, Police Station Behala, Kolkata-700 034 hereinafter called and referred to as the "**PURCHASER**" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns)) of the **OTHER PART :**

WHEREAS one Khagendra Nath Naskar, since deceased, son of Late Ananta Kumar Naskar and Predecessor-in-interest of the vendor herein, seized and possessed of **ALL THAT** the Raiyati

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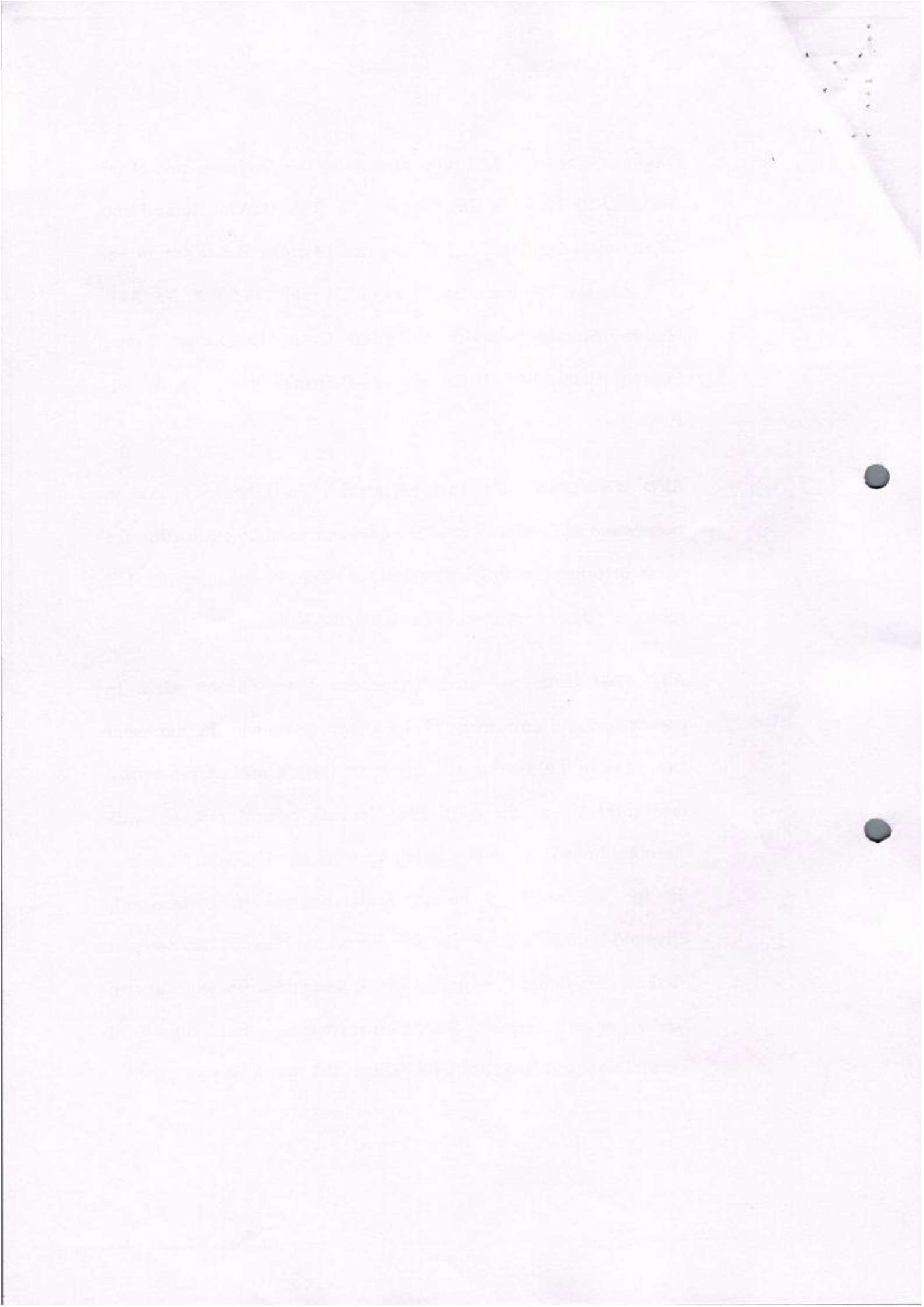
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Dakhali Swattwiya Sali land measuring 34 Decimals out of 69 Decimals Sali land in R.S. Dag No. 31, R.S. Khatian No.365 and 58 Decimals Sali land in R.S. Dag No. 29 under R.S. Khatian No. 570, J.L. No. 79, Touzi no. 1299, 1774 and 1775 R.S. No. 341, Mouza Daulatpur under Kulerdari Gram Panchayet, Police Station Bishnupur , District 24-Parganas now South 24-Parganas.

AND WHEREAS the said Khagendra Nath Naskar while in possession and enjoyment of the aforesaid land by cultivating the same or otherwise duly recorded his name in the relevant R.S. record of rights in respect of the aforesaid land.

AND WHEREAS the said Khagendra Nath Naskar while in possession and enjoyment of the aforesaid land in the aforesaid two Dags by cultivating the same, by paying rent or otherwise, died intestate in the year 1985 leaving behind him his wife Garobini Naskar, since deceased, six sons namely Balai Naskar, i.e the Vendor No. 1 herein, Subal Naskar, since deceased, Shyamal Naskar, since deceased, Sri Kamal Naskar, Sri Swapan Naskar, Sri Robin Naskar and three daughters namely Kamani Naskar, since deceased, Smt. Bamani Naskar, Smt. Bina Rani Mondal and Smt. Lakshmibala Naskar, Sri Tapan Naskar i.e the

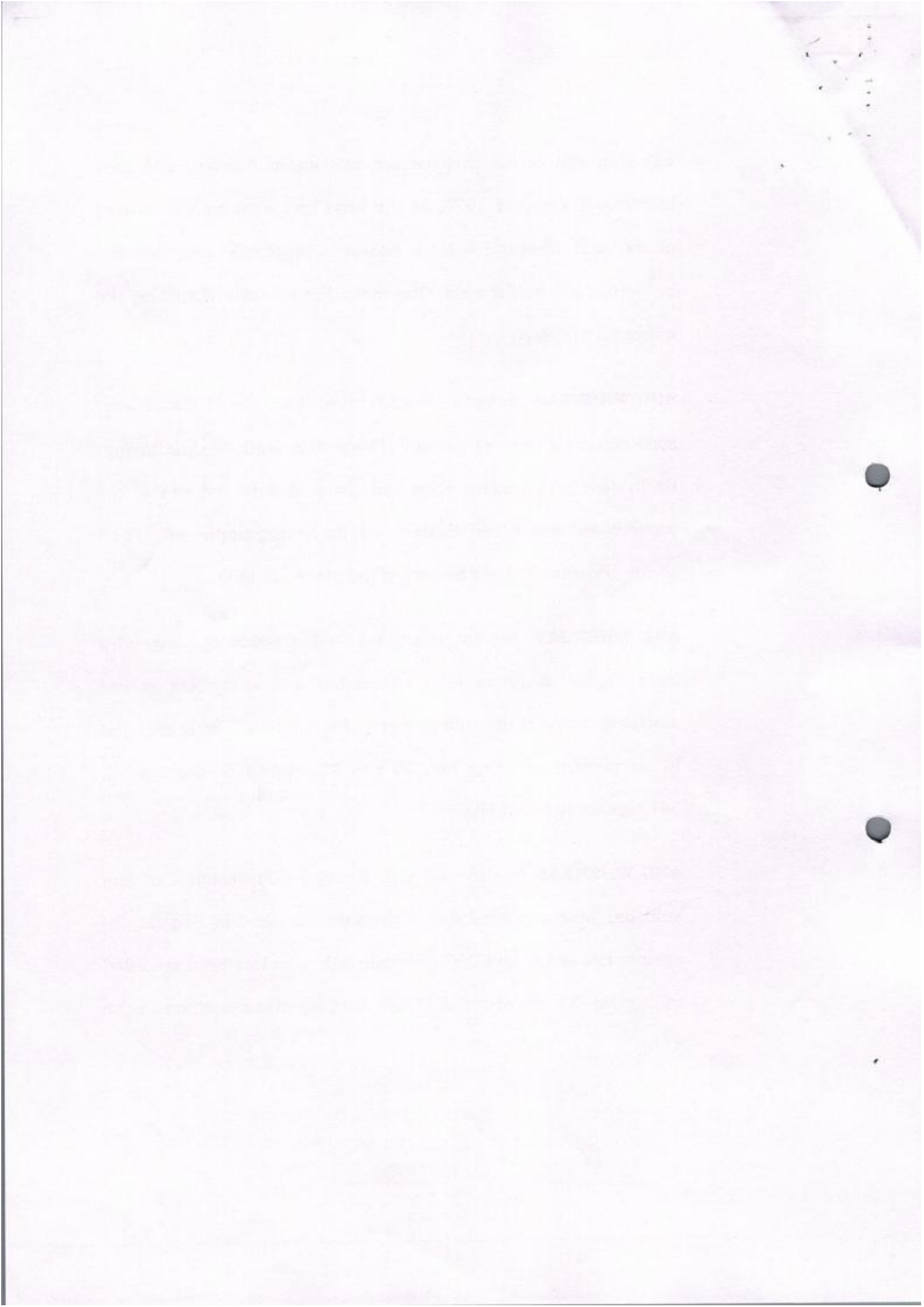


wife and son of his predeceased son Kanai Naskar, who died intestate in the year 1978, as the heirs and legal representatives of the said Khagendra Nath Naskar who jointly inherited the properties left by the said Khagendra Nath Naskar including the aforesaid property.

AND WHEREAS by virtue of such inheritance the aforesaid wife, sons and daughters of the said Khagendra Nath Naskar having Undivided 1/11th share each and the said wife and son of his predeceased son Kanai Naskar jointly having undivided 1/11th share, became the joint owners of the aforesaid land.

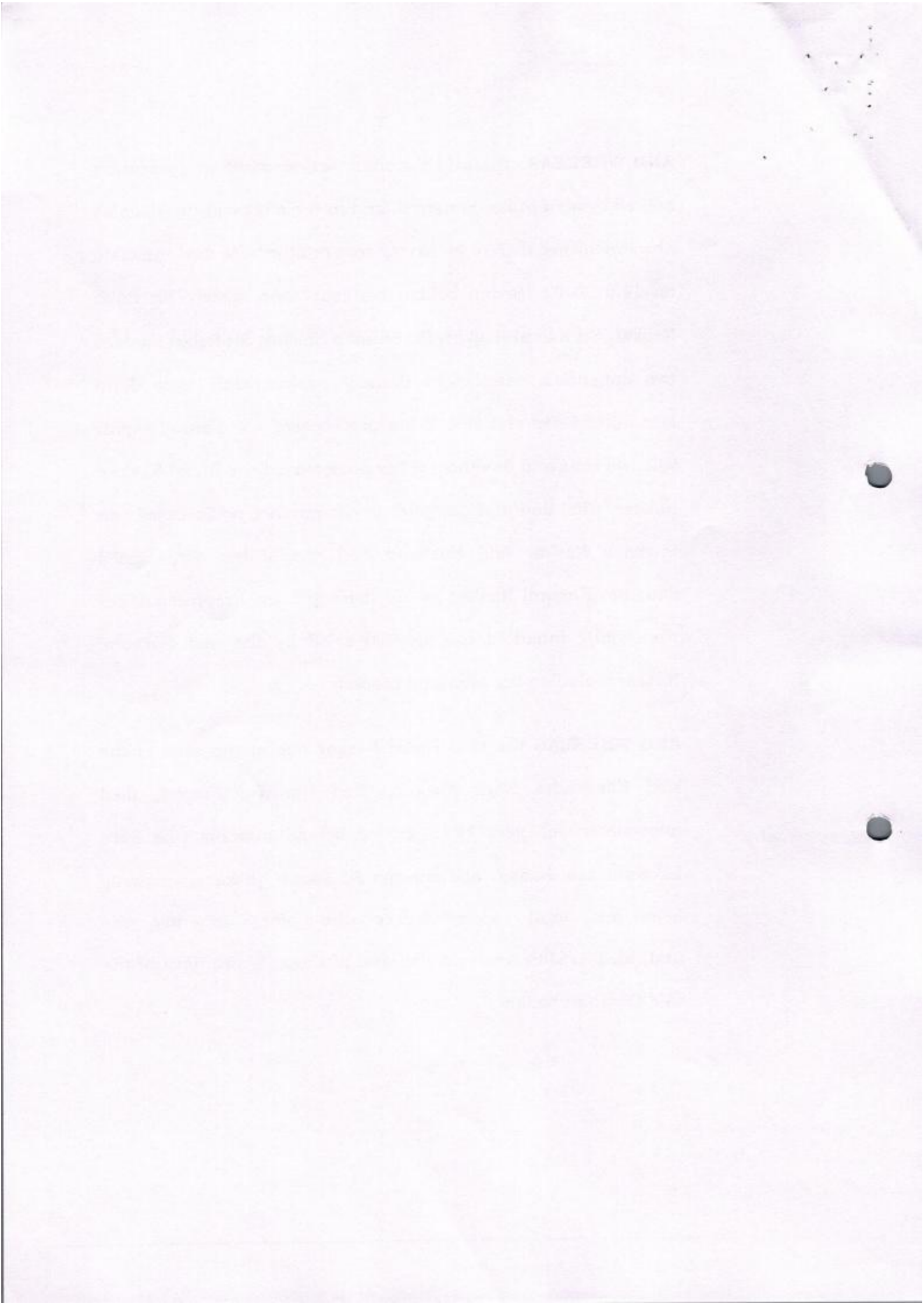
AND WHEREAS the said Garobini Naskar widow of Khagendra Nath Naskar while in joint possession and enjoyment of her aforesaid share in the said property, her name was duly mutated in the present L.R. Dag Nos. 29 and 31 under L.R. Khatian No. 547 against her said share.

AND WHEREAS in the said L.R. Khatian 006 decimals of Sali land has been recorded out of the said Sali land in Dag No. 29 against her share and 003 decimals Sali land has been recorded in Dag No. 31 out of the said Sali land against her share in the same.



AND WHEREAS the said Gorabini Naskar while in possession and enjoyment of her aforesaid land in the aforesaid two dags as absolute owner thereof by paying rent or otherwise died intestate on 14.07.2002 leaving behind her four sons namely Sri Balai Naskar, Sri Kamal Naskar, Sri Swapan Naskar, Sri Robin Naskar, two daughters namely Sri Bamani Naskar, Smt. Bina Rani Mondal and son and wife of her predeceased son Kanai Naskar, wife, two sons and daughter of her predeceased son Subal Naskar Naskar, wife, Son and daughter of her another predeceased son Shyamal Naskar and husband and son of her predeceased daughter Kamani Naskar as her heirs and legal representatives who jointly inherited the properties left by the said Gorabini Naskar including her aforesaid property.

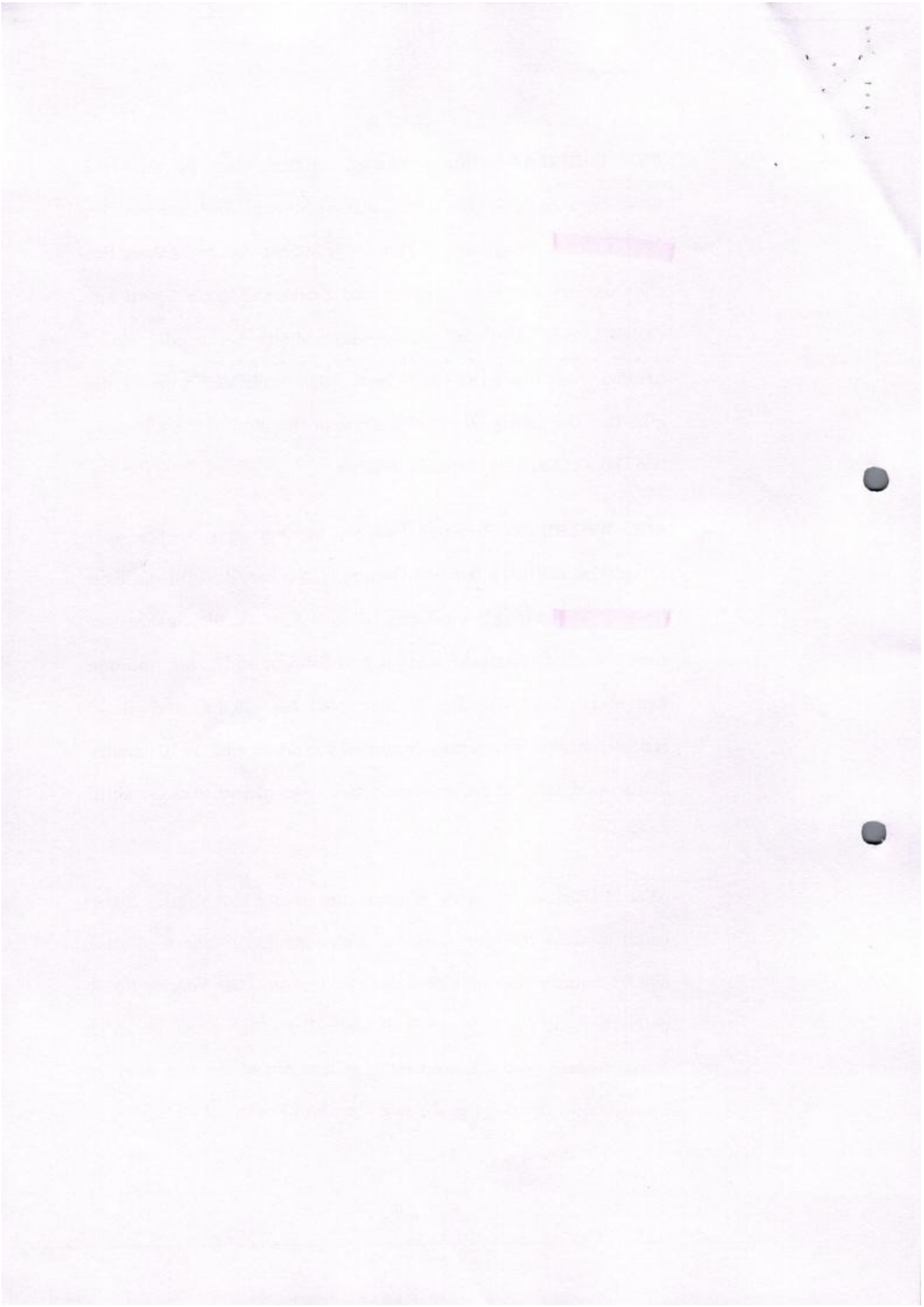
AND WHEREAS the said Kanai Naskar one of the sons of the said Khagendra Nath Naskar and Gorabini Naskar, died intestate in the year 1978 leaving behind him his wife Smt. Lakshmi Bala Naskar and one son Sri Tapan Naskar as his only heirs and legal representatives who jointly inherited the undivided 1/10th share in the land of the said two dags of the said Gorabini Naskar.



AND WHEREAS Subal Naskar, another son of the said Khagendra Nath Naskar and Gorabini Naskar, died intestate on 05.01.2001 leaving behind him his wife Smt. Gouri Naskar, two sons namely Sri Samir Naskar and Sri Ranjit Naskar, and one daughter Smt. Mousumi Naskar now Mistry i.e. Vendor No. 2 herein, as his heirs and legal representatives who jointly inherited the undivided 1/10th share in the land of the aforesaid two Dags of the said Gorabini Naskar.

AND WHEREAS Shyamal Naskar, another son of the said Khagendra Nath Naskar and Gorabini Naskar, died intestate on 14.08.1999 leaving behind him his wife Smt. Amala Naskar two sons namely Sri Ramesh Naskar and Sri Suman Naskar and one daughter Smt. Tapasi Naskar as his heirs and legal representatives who jointly inherited the undivided 1/10th share in the said land of the aforesaid two dags of the said Gorabini Naskar.

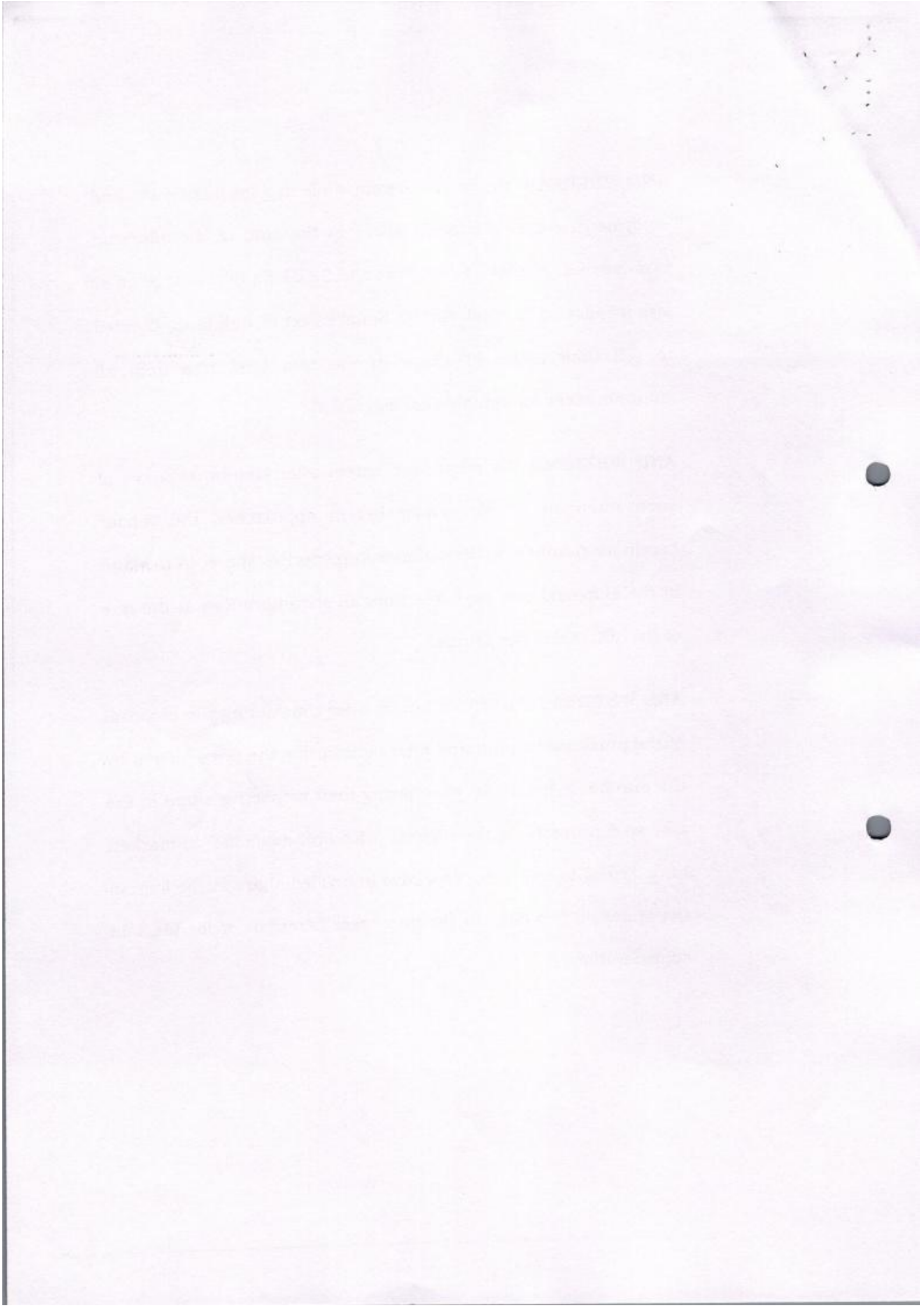
AND WHEREAS by virtue of such inheritance the Vendor No. 1 herein become the joint owner of undivided 1/10th share i.e total 392.04 Square Feet Sali land more or less and the Vendor No. 2 herein become the joint owner of undivided 1/40th share i.e. total 98.01 Square Feet sali land more or less out of the Sali land in the aforesaid two dags of the said Gorabini Naskar.



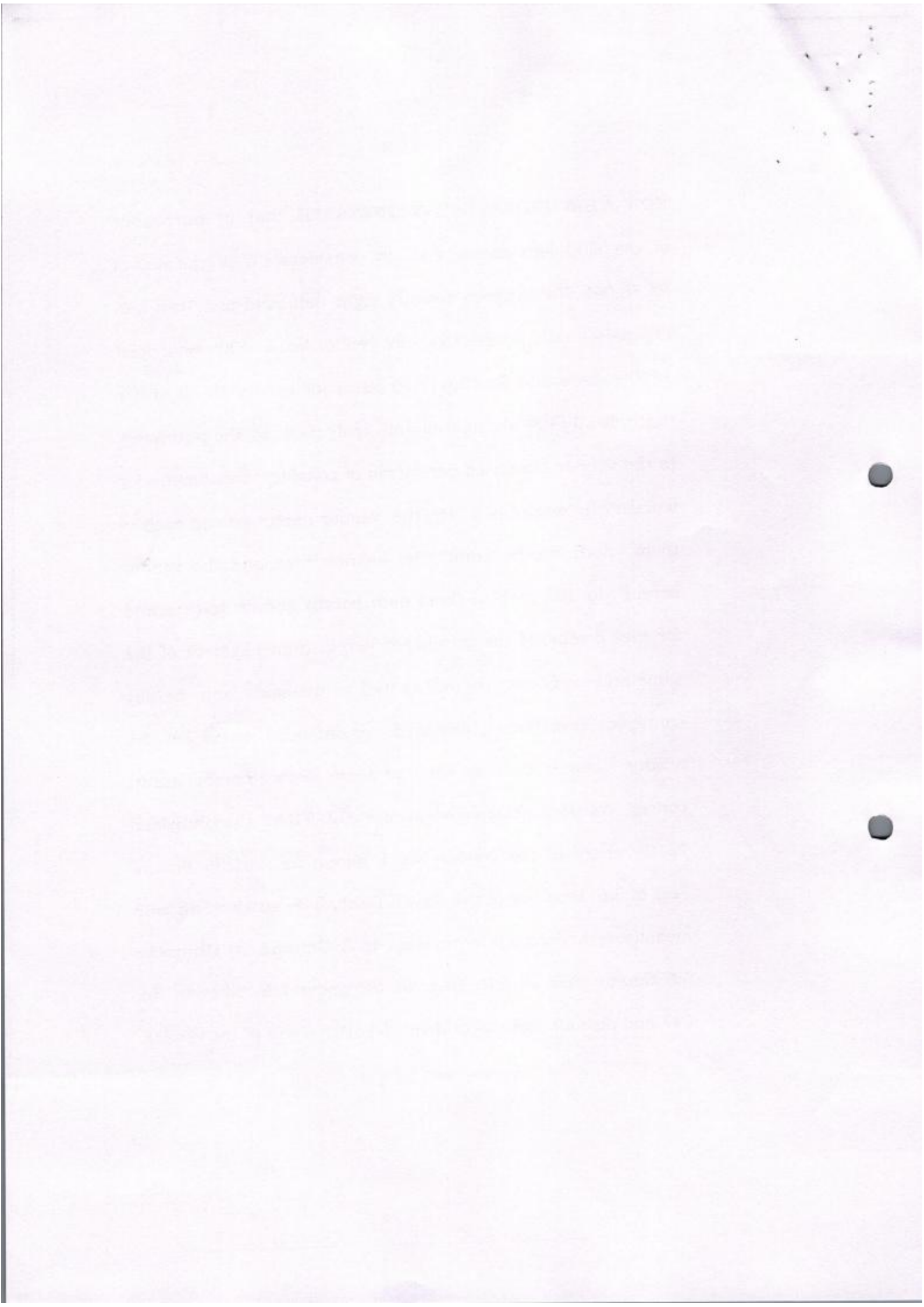
AND WHEREAS the vendor herein while in joint possession and enjoyment of their aforesaid share in the land of the aforesaid two dags i.e. 392.04 Square Feet and 98.01 Square Feet more or less measuring in total 490.05 Square Feet of Sali land, decided to sell their aforesaid share in the said land free from all encumbrances for valuable consideration.

AND WHEREAS the purchaser herein after coming to know of such intention of the vendor herein approached the vendor herein for purchasing their aforesaid respective share in the land in the aforesaid two dags free from all encumbrances at the rate of Rs.1,00,000/- per cottah..

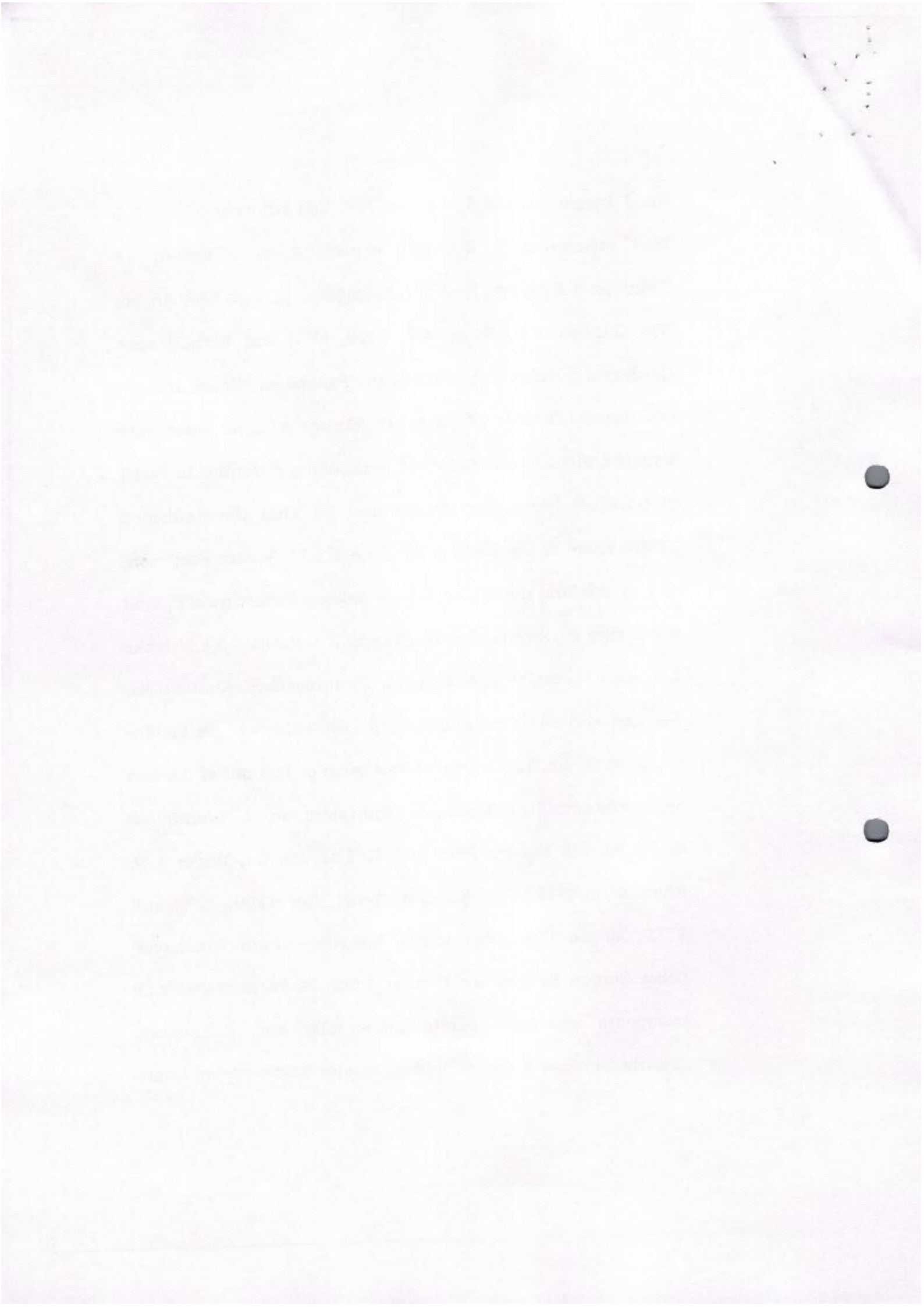
AND WHEREAS the vendor herein after considering the proposal of the purchaser herein and after considering the price offered by the purchaser herein for purchasing their respective share in the aforesaid property is the highest price now available in market, have agreed to sell their respective undivided share in the land in the aforesaid two dags to the purchaser herein at or for the said consideration.



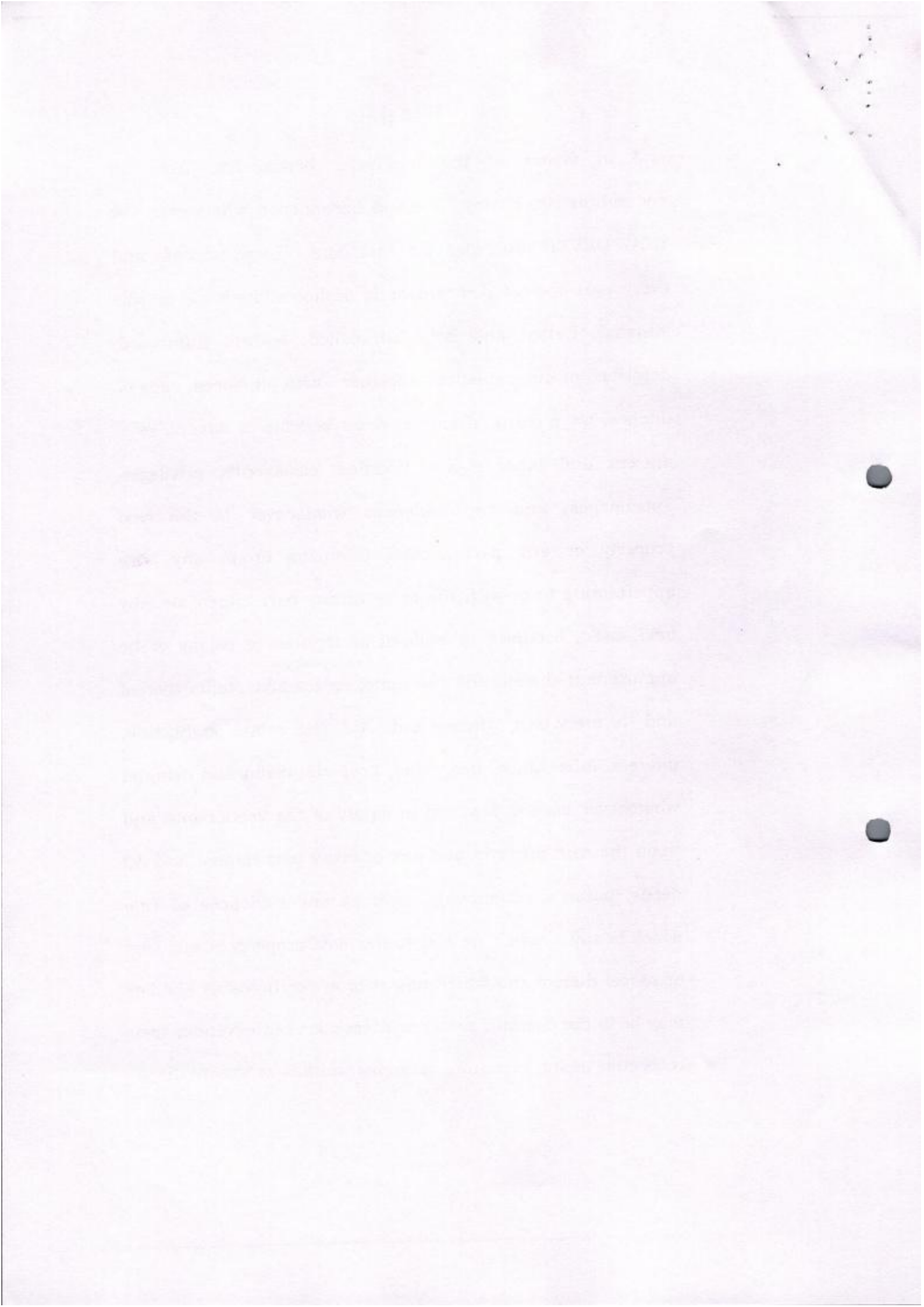
NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of Rs.78,062.50P (Rupees Seventy eight thousand sixty two and fifty paise) only (Rs.54,450/- for vendor No. 1 of his undivided 1/10th share and Rs.13,612.50 Paise for vendor No. 2 of her undivided 1/40th share) well and truly paid by the purchaser to the vendor herein as per memo of consideration hereunder written (the receipt of which the vendor herein do and each of them doth hereby admit and acknowledge and the vendor herein do and each of them doth hereby acquit, release and for ever discharge the purchaser herein from payment of the same and every part thereof as well as the said land hereby conveyed, transferred, assigned or intended so to be) the vendor herein do and each of them doth hereby grant, convey, transfer, assign and assure **ALL THAT** the undivided 1/10th share of the vendor No. 1 herein i.e. 261.36 Square Feet of Sali land out of the Rayati Dakhali Swattwiya Sali land measuring 6 decimals equivalent to 3 Cottahs 10 Chittacks 3.6 Square Feet in L.R. Dag No. 29 under L.R. Khatian No. 547 and also all that the undivided 1/10th share of the vendor



No. 1 herein i.e. 130.68 Square Feet Sali land out of the Sali land measuring 3 decimals equivalent to 1 Cottah 13 Chittacks 1.8 Square Feet in L.R. Dag No. 31, L.R. Khatian No. 547, J.L. No. 79 , Touzi Nos. 1299, 1774 and 1775, Mouza Daulatpur, under Kulerdari Gram Panchayet, Police Station Bishnupur, District 24-Parganas (South) with all easements attached thereto more fully and particularly described in Part-I of schedule hereunder written and All That the undivided $1/40^{\text{th}}$ share of the Vendor No. 2 i.e. 65.34 Square Feet more or less Sali land out of the Raiyati Dakhalí Swattwiya Sali land measuring 6 Decimals equivalent to 3 Cottahs 10 Chittacks 3.6 Square Feet in L.R. Dag No. 29 under L.R. Khatian No. 547 and also all that the undivided $1/40^{\text{th}}$ share of the Vendor No. 2 herein i.e. 32.67 Square Feet more or less out of the Sali land measuring 3 Decimals equivalent to 1 Cottah 13 Chittacks 1.8 Square Feet in L.R. Dag No. 31, under L.R. Khatian No. 547, R.S. No. 341, Touzi Nos. 1299, 1774 and 1775, Mouza Daulatpur under Kulerdari Gram Panchayet, Police Station Bishnupur, District South 24-Parganas with all easements attached thereto more fully and particularly described in Part-II of schedule hereunder written, to and unto



and in favour of the purchaser herein free from all encumbrances, chares, liens and lispence whatsoever **OR HOWSOEVER** otherwise the said land, hereditaments and every part thereof now are or is or heretofore were or was situated, butted and bounded, called, known, numbered, described or distinguished together with all fences, hedges, ditches, ways paths, drains or other benefits or advantage of ancient and other rights, liberties, easements, privileges, appendages, and appurtenances whatsoever to the said property or any part thereof belonging or in any wise appertaining to or with the same or any part thereof usually held, used, occupied or enjoyed or reputed to belong or be appurtenant thereto and the rents, issues and profits thereof and /or every part thereof and ALL THE estate, right, title, interest, inheritance, use, trust, property, claim and demand whatsoever both at law and in equity of the vendor into and upon the said property and any or every part thereof And All deeds, pattahs, muniments, writings and evidences of Title which is any way relates to the said property or any part or parcel thereof and which now is or are or hereafter shall or may be in the custody, power or possession of the vendor their respective heirs, executors, administrators or representatives



or any person or persons from whom they can or may procure the same without action or suit at law or in equity **TO HAVE AND TO HOLD** the said land, messuage, tenement, hereditaments and premises hereby intended as to be granted, transferred & conveyed and every part thereof more fully described in the schedule hereunder to and unto and use of the purchaser his heirs, executors, administrators, representatives and assigns absolutely and forever free from all encumbrances and the vendor do and each of them doth hereby for themselves, their respective heirs, executors administrators and representatives covenant with the purchaser his heirs, executors, administrators, representatives and assigns that **NOTWITHSTANDING** any act, deed or thing whatsoever by the vendor or by way of their predecessors or ancestors in title done or executed or knowingly suffered to the contrary the vendor have now good right, full power and absolute authority and indefeasible title to grant, sell convey and transfer the said property hereby granted, sold conveyed and transferred or expressed or intended so to be unto and to the use of the purchaser his heirs, executors, administrators, representatives and assigns in the manner aforesaid and deliver possession of the same simultaneously with the

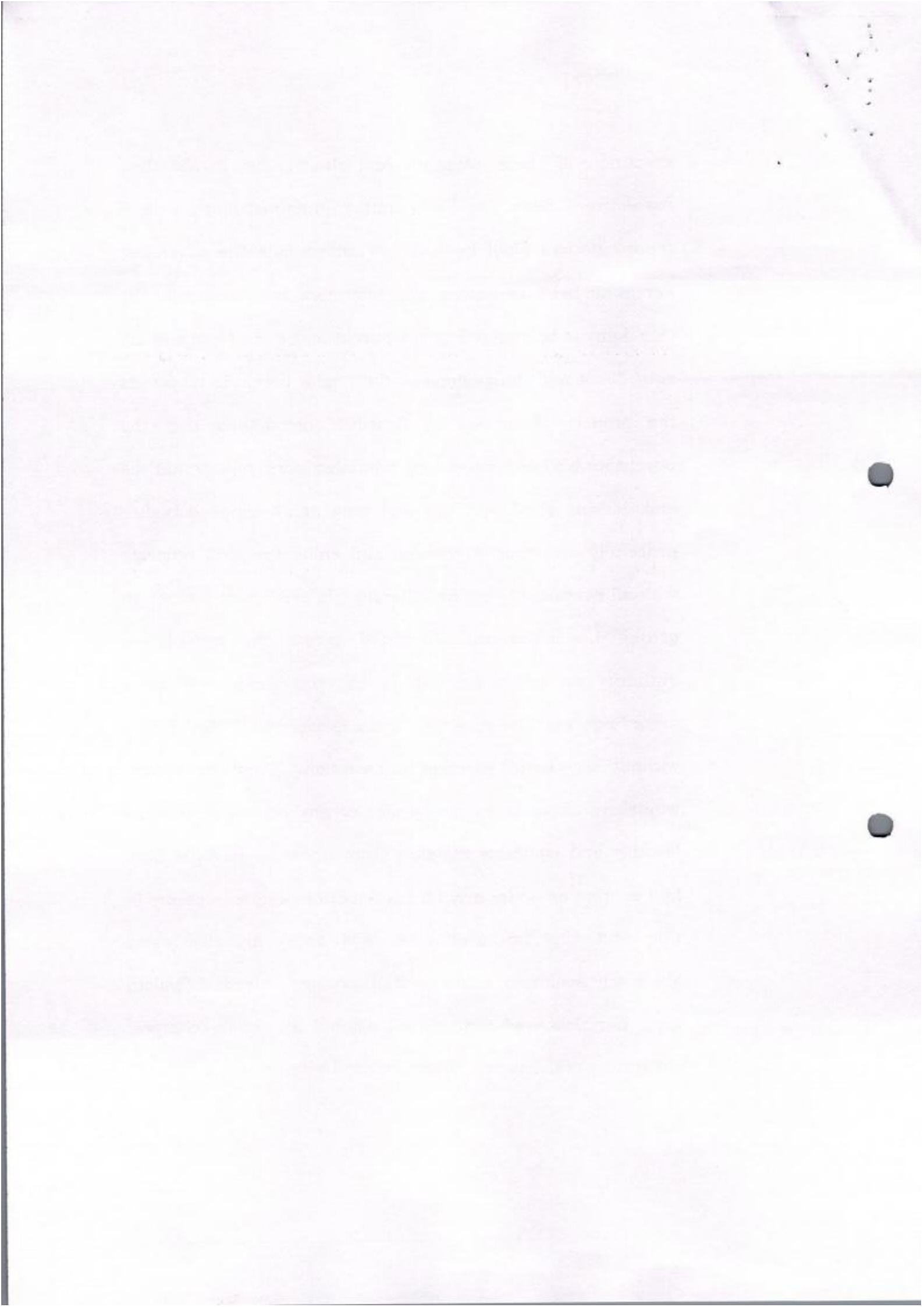
The first part of the document discusses the importance of maintaining accurate records of all transactions. It emphasizes that every entry should be supported by a valid receipt or invoice. This ensures transparency and allows for easy verification of the data.

In the second section, the author outlines the various methods used to collect and analyze the data. This includes both manual data entry and the use of specialized software tools. The goal is to ensure that the data is both accurate and easy to interpret.

The third part of the document provides a detailed breakdown of the results. It shows that there has been a significant increase in sales over the period covered by the report. This is attributed to several factors, including improved marketing strategies and better customer service.

Finally, the document concludes with a series of recommendations for future actions. It suggests that the company should continue to invest in its marketing efforts and focus on building long-term relationships with its customers. This will help to ensure continued growth and success in the future.

execution of these presents And the vendor herein their respective heirs, executors, administrators, legal representatives shall be liable to compensate the purchaser herein his heirs, executors, administrators, and assigns for the loss if any to be suffered by the purchaser herein for any of the acts, deeds and things done by the vendor herein in respect of the property described in Schedule below and that the purchaser his heirs, executors, administrators, representatives and assigns shall and will and may at all times hereafter peacefully and quietly possess and enjoy the said property with all easements attached thereto and every part thereof on getting his name duly mutated before the appropriate authority or authorities by paying the taxes and rents accordingly and receive the rents, issues and profits thereof without any lawful eviction interruption, claim or demand whatsoever from or by the vendor or any person or persons lawfully and equitably claiming from under or in trust from him or from or under any of his ancestors or predecessors in title and that free and clear and freely and clearly and absolutely acquitted, exonerated, discharged, saved, defended, kept, harmless and indemnified against all estate, charges, encumbrances, liens, lispence whatsoever made or



suffered by the vendor or any person or persons having or lawfully or equitably claiming any estate or interest whatsoever in the said property or any part thereof from under or in trust for the vendors to, from or under any of their predecessors or ancestors in title shall and will at the cost of the purchaser his executors, administrators, representatives and assigns execute or cause to be done and executed all such acts, deeds and things whatsoever for further, better and more perfectly assuring the said property and every part thereof unto and to the use of the purchaser his heirs, executors, administrators, representatives and assigns in the manner aforesaid as shall or may be reasonably required.

SCHEDULE ABOVE REFERRED TO :

PART-I

ALL THAT the undivided $1/10^{\text{th}}$ share i.e. 261.36 Square Feet of Sali land out of the Rayati Dakhali Swattwiya Sali land measuring 6 decimals equivalent to 3 Cottahs 10 Chittacks 3.6 Square Feet in L.R. Dag No. 29 under L.R. Khatian No. 547 and also all that the undivided $1/10^{\text{th}}$ share i.e. 130.68 Square Feet Sali land out Rayati Dakhali Swattwiya Sali land measuring 3 decimals equivalent to 1 Cottah 13 Chittacks 1.8 Square Feet in L.R. Dag No. 31; L.R. Khatian No. 547, J.L. No.

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79 , Touzi Nos. 1299, 1774 and 1775, R.S. No. 341, Mouza Daulatpur, under Kulerdari Gram Panchayet, Police Station Bishnupur, A.D.S.R. office at Bishnupur, District 24-Parganas (South) measuring in total 392.04 Square Feet Sali land out of the aforesaid two Dags with all easements attached thereto.

PART-II

ALL THAT the undivided $1/40^{\text{th}}$ share i.e. 65.34 Square Feet Sali land out of the Raiyati Dakhali Swattwiya Sali land measuring 6 Decimals equivalent to 3 Cottahs 10 Chittacks 3.6 Square Feet in L.R. Dag No. 29 under L.R. Khatian No. 547 and all that the undivided $1/40^{\text{th}}$ share i.e. 32.67 Square Feet Sali land out of the Raiyati Dakhali Swattwiya Sali land in L.R. Dag No. 31, under L.R. Khatian No. 547, J.L. No. 79, Touzi Nos. 1299, 1774 and 1775, R.S. No. 341, Mouza Daulatpur under Kulerdari Gram Panchayet, Police Station Bishnupur, A.D.S.R. office at Bishnupur, District South 24-Parganas, measuring in total 98.01 Square Feet Sali land out of the aforesaid two Dags with all easements attached thereto.

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IN WITNESS WHEREOF the vendor herein put their respective hands and seals on the day, month and year first above written.

SIGNED SEALED AND DELIVERED

in the presence of :-

1. *Bavun purkait*
vill. Daulat pur
P.O. - Pailan Hat
P.S. - Bishnu pur
D.T. - South 24 P.G.

1. *Bisai Chandra Nasik*

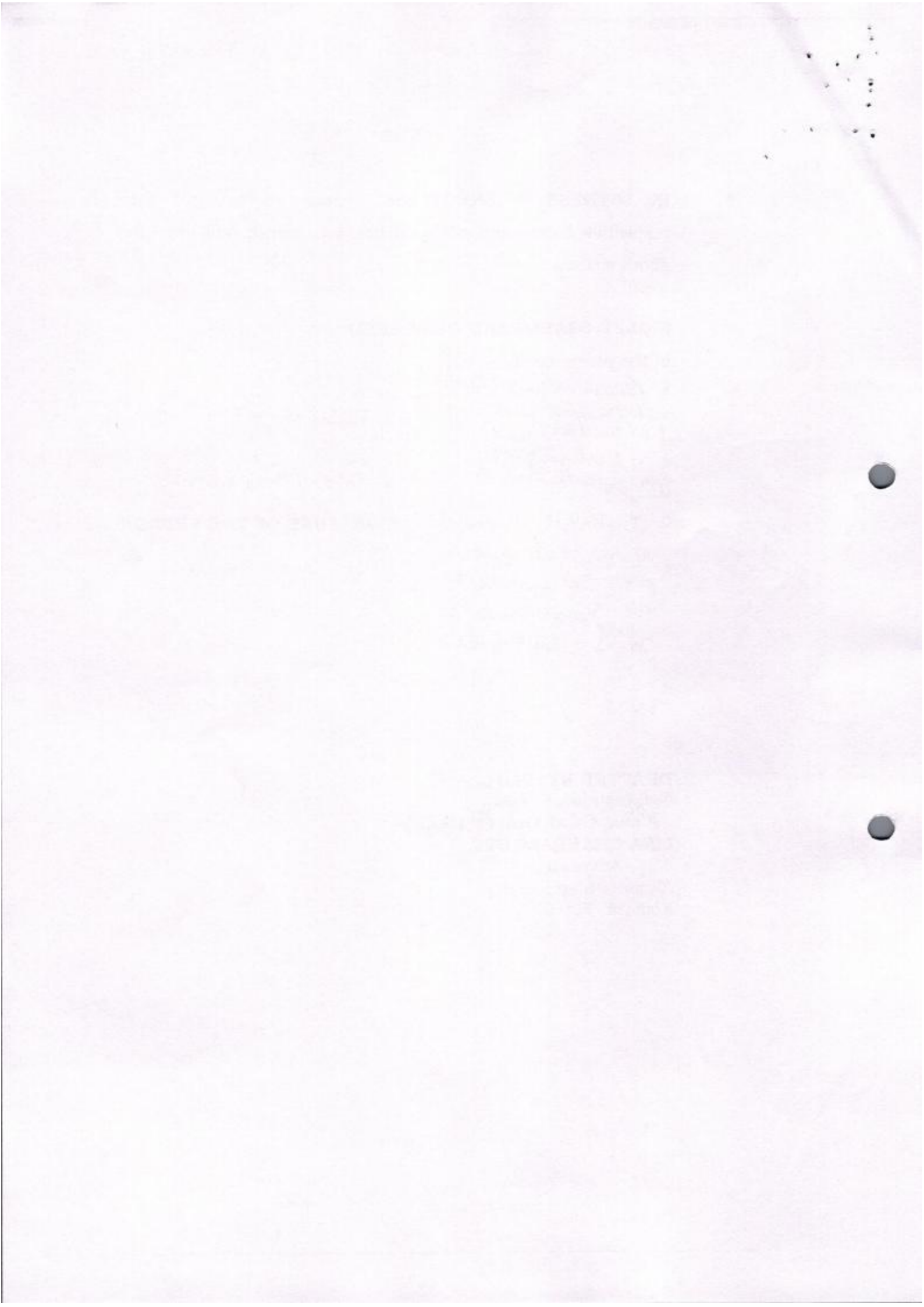
2. *Chaitanya Prasad (Nasik)*

2. *Debnath Nasik*

vill. - Daulat pur.
P.O. - Pailan hat
P.S. - Bishnu pur
D.T. - 24 P.G. (S)

SIGNATURE OF THE VENDOR

DRAFTED BY ; Read over
and explained by me,
Lina Chakraborty, Advocate
LINA CHAKRABORTY,
Advocate,
Alipore Judges Court,
Kolkata- 700 027.



MEMO OF CONSIDERATION

RECEIVED a sum of Rs.78,062.50 Paisa (Rupees Seventy eight thousand sixty two and fifty paisa) only from the purchaser herein towards the total consideration of the respective share of the vendor herein in the aforesaid property in the following manner.

1. Sri Balai Naskar	Rs.54,450.00
2. Smt. Mousumi Naskar now Mistry	<u>Rs.13,612.50P</u> <u>Rs.78,062.50P</u>

SIGNED SEALED AND DELIVERED

in the presence of :-

1. *Baunum prabhat*

1. *Balai Chandru Naskar*

2. *राजेश्वरी फालत (अपुत्र)*

2. *Deb Nath Naskar*

SIGNATURE OF THE VENDOR

1
2
3
4
5
6
7
8
9
10





Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

Right Hand



Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

Right Hand



Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

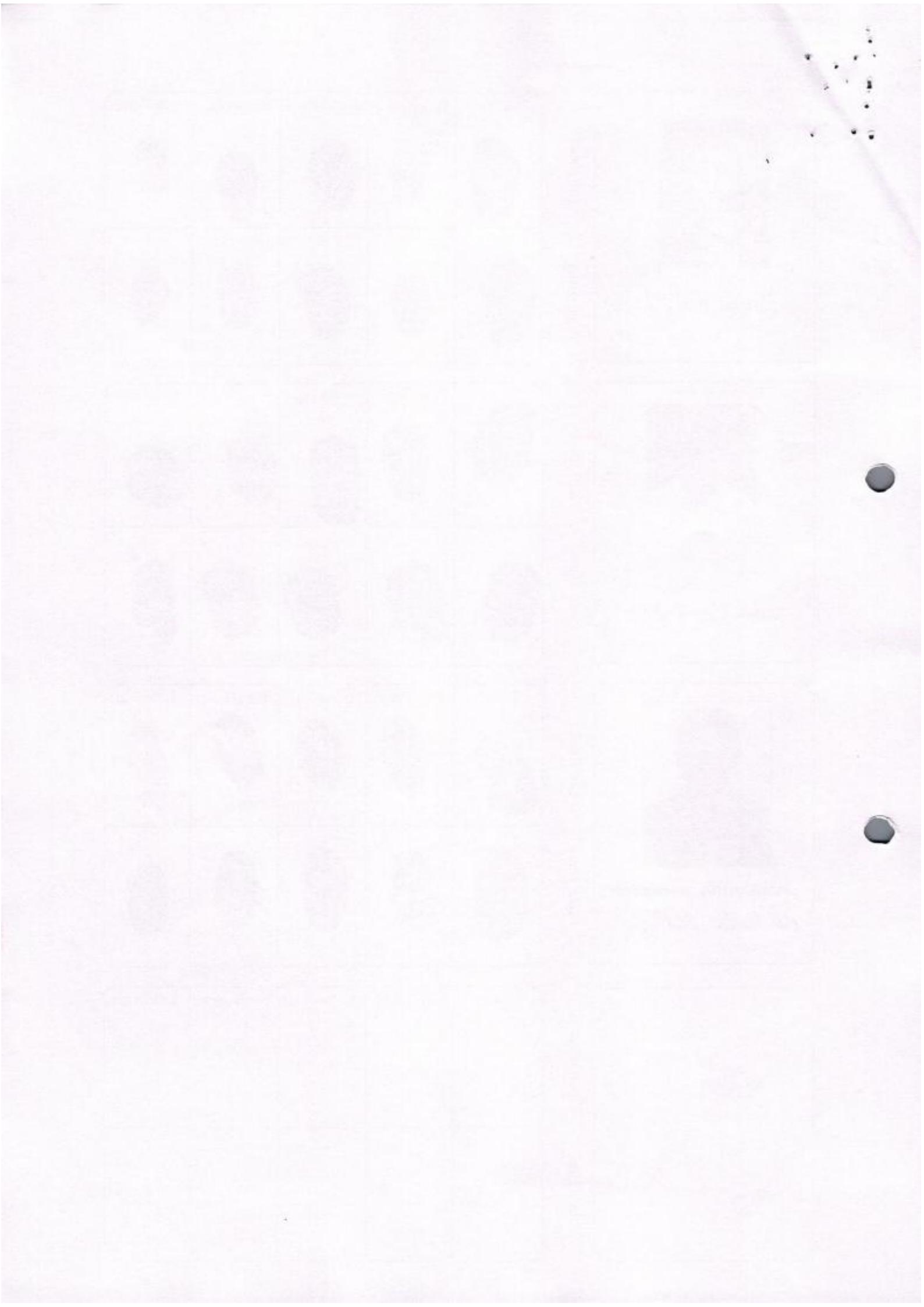
Right Hand

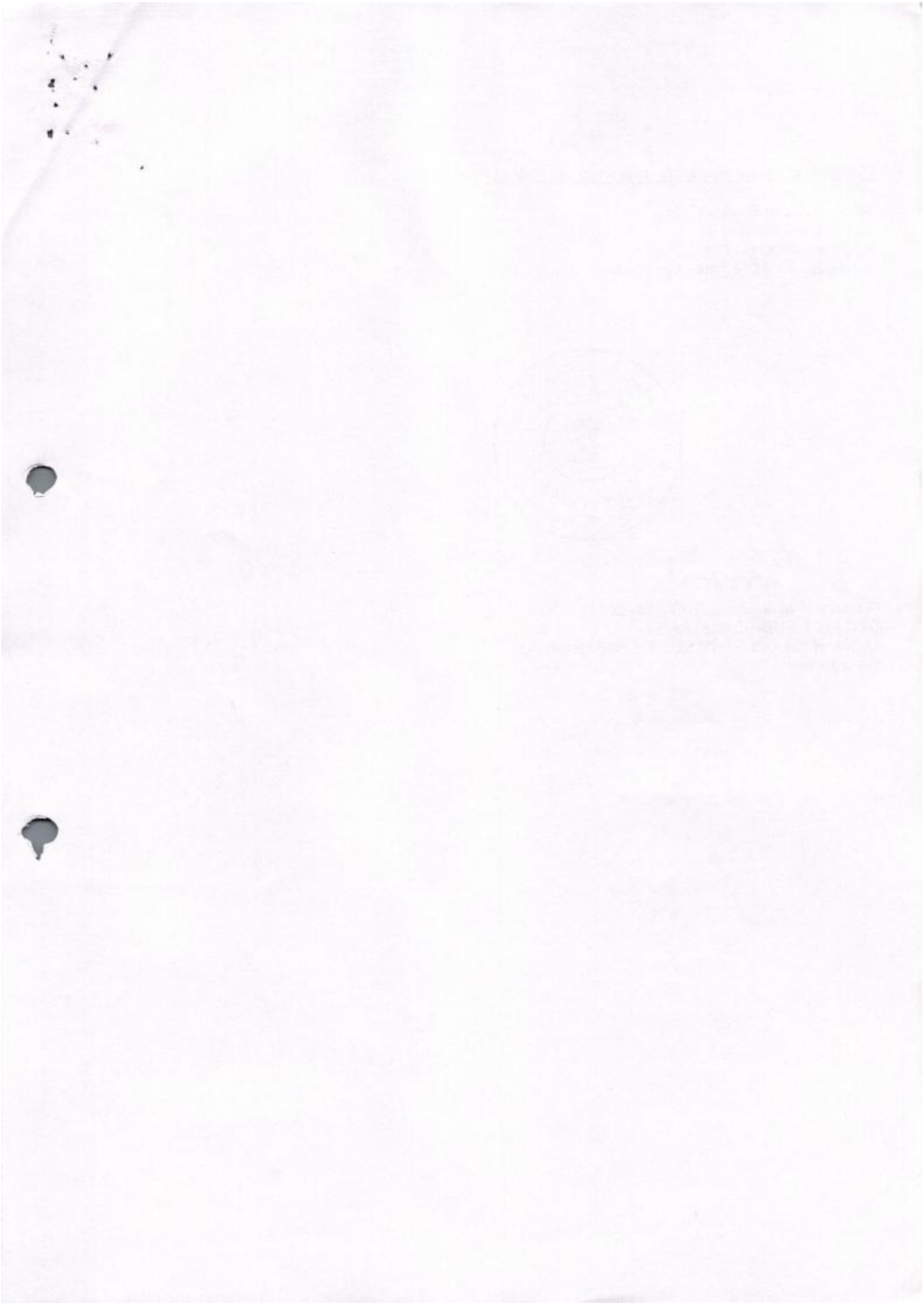


Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

Right Hand





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 21
Page from 690 to 711
being No 03667 for the year 2013.



Ashoke Kumar Biswas

(Ashoke Kumar Biswas) 07-May-2013
DISTRICT SUB-REGISTRAR-IV
Office of the D.S.R. - IV SOUTH 24-PARGANAS
West Bengal