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Sub-Registrar  
Salt Lake Dist.

11 SEP 2000

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**THIS DEED OF CONVEYANCE** made this 11<sup>th</sup> day of September

Two Thousand **BETWEEN** (1) **SRI BHAJY KRISHNA PAUL** (2) **SRI CHANDAN KUMAR PAUL**, both sons of Late Biswanath Paul, residing at

5/4, South Slathi Road, Calcutta-700 050, by faith-Hindu, by occupation - Business, hereinafter referred to as the "**VENDORS**" (which expression shall

unless excluded by or repugnant to the context be deemed to mean and include their heirs, executors, administrators, legal representatives and assigns) of the

**ONE PART**

Where Rs. 25,000/- has been paid by

through Bank Draft No. Dt.

at 13.9.2000. Certified that Stamp duty has been paid on this document

A 82501  
E 82574  
Recd on 13.9.2000

13.9.2000  
Collector U/S 41/00

R.E. Day 3325 R.E. No. 2113 of 18 Saktis

1522-A  
L.G. No. 1700

23-18-2000  
Salt Lake City  
Pal-91  
05/09/2000

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2000 at Bidhan Nagar  
Bijay Krishna Pal



Bijay Krishna Pal

1. Bijay Krishna Pal

17 1 SEP 2000

with 5/0

2. Chandan Kumar Pal

Priswanth Pal

3. 5/4 South Suburba Pal-50

Bijay Krishna Pal

3. Anwarul Hossain Mondol

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8650

Chandran Kumar Pal

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Asraf-ali

Asraf-ali

8652

Official stamp and signature area with some illegible text.

Signature: *Abbas*  
Registrar, Bidhan Nagar, Salt Lake City

Registrar, Bidhan Nagar, Salt Lake City

17 1 SEP 2000

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02AA 392477

## 2 ##

-AND-

"LGW LIMITED" represented by its Directors having its registered office CG-193, Salt Lake, Sector-II, Calcutta-700 091, hereinafter referred to as the "PURCHASER" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its successors, successors-in-office, executors, administrators, legal representatives and assigns) of the  
**SECOND PART.**

AND

(1) ANWAR ALI son of Late Osmudhin Mondal, (2) MOKTAR ALI son of

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15224...  
L.S.W. LTD.  
CG 198... Sektor...  
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sim's Ali  
Punjal Ali  
Subidul Islam  
Lufan Ali  
H. Benda  
P.S. Alifant



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S. M. Dama

S. M. Dama



District Sub-Registrar  
Salt Lake

11 SEP 2000

5000Rs.



## 3 ##

Late Osraudhin Mondal (3) ASRAF ALI son of Late Osraudhin (4) SIRAI ALI son of Late Punjab Ali (5) MD. SAHIDUL son of Late Sukur Ali all are by faith-Muslim, by occupation-Business, residing at Village-Beraberi, P.S. Airport, District of North 24-Parganas, hereinafter jointly called as the "CONFIRMING PARTY" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their and each of their heirs, executors, administrators, legal representatives and assigns) of the THIRD PART.

WHEREAS Biswanath Paul was the absolute owner of land measuring an area 18 decimals by virtue of inheritance in R.S. Dag No.3325 R.S. Khatlan

Contd .....p/4

## 4 ##

No. 2413 at Mouza-Gopalpur, J.L.2, P.S. Airport, District of North 24-Parganas, Sub-Registration office A.D.S.R. Bidhannagar Salt Lake City office.

**AND WHEREAS** said Biswanath Paul died on 20.10.1976 intestate leaving behind his legal heirs two sons vendors herein is the absolute owner as his legal heirs and successors as per Hindu Succession Act.

*D. C. F.  
heirship certificate*

**AND WHEREAS** vendors herein is the absolute owner of land measuring an area of 18 decimals together with all easement rights by virtue of inheritance in R.S. Dag No.3325, R.S. Khatian No. 2413, at Mouza - Gopalpur P.S. Airport, District 24 Parganas (N) J.L. No.2, R.S. 140, Touzi No.125B/1, Sub-Registration office A.D.S.R. Bidhannagar Salt Lake City.

**AND WHEREAS** vendors herein seized and possessed in R.S. Dag No. 3325, R.S. Khatian No.2413 measuring an area 18 decimals shali land at Mouza-Gopalpur, J.L. No.2, R.S. No.140, Touzi No.125B/1, P.S. Airport, District of North 24-Parganas under the Rajarhat Gopalpur Municipality.

**AND WHEREAS** vendors herein declared to sell 18 decimals land together with all easement rights at or for the price of Rs. 2,50,000/- (Rupees Two lakh Fifty thousand) only.

Contd .....p/5

## 5 ##

**AND** the purchaser herein agreed to purchase aforesaid land 18 decimals together with all easement rights for the price of Rs. 2,50,000/- (Rupees Two lakh Fifty thousand) only.

**NOW THIS INDENTURE** that in pursuance of the said agreement and in consideration of Rs. 2,50,000/- (Rupees Two lakh Fifty thousand) only by the purchaser to the Vendors as per memo below it or immediately before the execution of these presents (the receipt whereof the vendors doth hereby as well as by the receipt whereunder written admit and acknowledge and of and from same and every part thereof hereby acquite, release and discharge the said purchaser as well as the land particularly described in the schedule hereunder written). The vendors doth hereby sell, grant, transfer, convey, assign unto the purchasers free from all encumbrances, attachments, charges liens, lispendens, **ALL THAT** piece or parcel of said land and the right of common passage and all rights of easements and appurtenance as particularly mentioned and described in the schedule hereunder written **TO HAVE AND TO HOLD** the said land hereby granted, transferred, conveyed and assigned or expressed or intended so to be with the appurtenances unto the purchaser absolutely and forever free from all encumbrances whatsoever.

Contd .....p/6

## 6 ##

THE VENDORS DOETH HEREBY COVENANT WITH THE PURCHASER:

1. That notwithstanding any act deed, matter or thing whatsoever done by the vendors or their predecessor-in-title or any of them or executed or knowingly suffered to the contrary, the Vendors have absolute right to sell aforesaid vacant land in the said manner.

2. That notwithstanding any such act, deed or thing whatsoever aforesaid the vendors now has good right, full lawful absolute authority indefeasible title to grant convey, transfer and assign his land hereby granted, transferred and assigned or expressed or intended so to be with the appurtenances unto and to the use of the purchaser in the manner aforesaid and according to the true intent and meaning of these presents.

3. That the purchaser shall and may from time to time and at all times hereafter peaceably and quietly held occupy possess and enjoy the said land hereby granted transferred and assigned and take rents and profits thereof for their absolute use and benefit without any lawful hindrance interruption, disturbance suit, eviction, claim or demand whatsoever having any claim under them.

Contd .....p/7



## 7 ##

4. That free and clear and freely and clearly and absolutely acquitted exonerated and released or otherwise by and at the costs and expenses of the vendors was and sufficiently saved defended, kept harmless and other estate right, title, claim, mortgage, charges liens, dependens attachments and encumbrances whatsoever.

5. Further more that the vendors and all persons having and lawfully claiming any estate, right, title or interest whatsoever unto or upon the said land and every part thereof from under or in trust for the vendors and/or their predecessors do and execute or cause to be done or executed all such acts, assurances and things whatsoever for further better and perfectly assuring the said land hereby granted, conveyed, transferred and assigned or expressed or intended so to be and transferred and assigned and every part thereof unto and to the use of said purchaser in the manner aforesaid as may be responsible required.

6. That the said land every part thereof is not attached in any proceeding started by or at the instance of Income-Tax, Wealth-Tax or Gift Tax Authorities or Department of or under the provision of the Public Demand Recovery Act of otherwise and no certificate has been filed in the office of the Certificate Officer under the provision of the execution of any certificate at public

Contd .....p/8

## 8 ##

demand Recovery act and no steps has been in execution of any certificate at the instance of Income-Tax, and/or Wealth-Tax and/or Estate Duty Authorities.

7. In case there is any defect in title, the Vendors shall refund the amount or consideration in full along with registration charges.

8. That no notice issued under the public demand recovery act has been served on the vendors.

9. That the vendors have not yet received any notice of requisition or acquisition of the property described in the schedule below.

It is hereby declared that the land described in the schedule below is the self-acquired property of the Vendors and they are not benamdar of any one.

And the vendors with execution of this deed deliver of the peaceful Khas possession of the land to the purchaser.

10. And Whereas the party of the Third Part confirming Party herein hereby declare that they have no right title, claim and interest in the Schedule land

Contd .....p/9

## 9 ##

herein above write, AND the Confirming Party herein does not any claim part of the schedule land at present and future and the Confirming Party being in wrongful possession of the Schedule property have simultaneously with the execution of their deed deliver, vacant, peaceful possession of the schedule property in favour of the purchaser.

**SCHEDULE OF THE ABOVE PROPERTY**

*Bijay Krishna Pal*

**ALL THAT** piece or parcel of Sali land measuring an area 18 (eighteen) decimals together with all easement rights in R.S. Dag No. 3325, R.S. Khatian No. 2413, J.L. No. 2, R.S. No. 140, Touzi No. 125B/1, <sup>মৌজা চৌহদ্দী</sup> P.S. Airport, District of North 24-Parganas, Sub-Registration office A.D.S.R. Bidhannagar, Salt Lake city, Proportionate yearly rent 4.00 paise payable to the Collector of 24-Parganas (North) in favour of Govt. of West Bengal, Which is butted and bounded as follows :-

**ON THE NORTH BY :** R.S. Dag No. 3327

**ON THE SOUTH BY :** R.S. Dag No. 3324, 3331

**ON THE EAST BY :** R.S. Dag No. 3326

**ON THE WEST BY :** R.S. Dag No. 3315

Contd .....p/10

## 10 ##

IN WITNESS WHEREOF the vendors hath hereunto set and subscribed his hands, the day, month and year first above written.

WITNESSES:

1. *[Handwritten signature]*  
K. M. G. K. S. M. V.  
No. 10, 1st floor, Anna  
Salai, Chennai-600 002

2. *[Handwritten signature]*  
of *[Handwritten name]*  
No. 2, 1st floor, Anna  
Salai, Chennai-600 002  
Bijay Krishna Pal.  
Chandran W. Paul  
Chandran Kumar Paul.

SIGNATURE OF THE VENDORS

*[Handwritten signature]*  
Bijay Krishna Pal.  
Chandran W. Paul  
Chandran Kumar Paul.  
Signature of the vendors  
Contd .....p/1

III II III

MEMO OF CONSIDERATION

**RECEIVED** a sum of Rs. 2,50,000/- (Rupees Two lakh Fifty thousand) only from the above named Purchaser being the full and final payment money of total consideration money as per memo below :-

MEMO

paid by cash - 500/- notes x 500  
= Rs - 250,000/- (Rupees two lakh fifty thousand) only.

WITNESS

1. *[Signature]*

2. *[Signature]*

Bijay Krishna Pal.

(Arundhan Kumar Pal.

3. *[Signature]*

SIGNATURE OF THE VENDORS

4. *[Signature]*

*[Signature]*

5. *[Signature]*

*[Signature]*

M.T. of x r  
M. S. K. Pal  
By the Pen  
*[Signature]*

SIGNATURE OF THE CONFIRMING PARTY

Drafted by: *[Signature]*

Sk. Alauddin Ahmed,

L.L.B.

of Bhatenda, Rajarhat,  
District of North 24-Parganas.

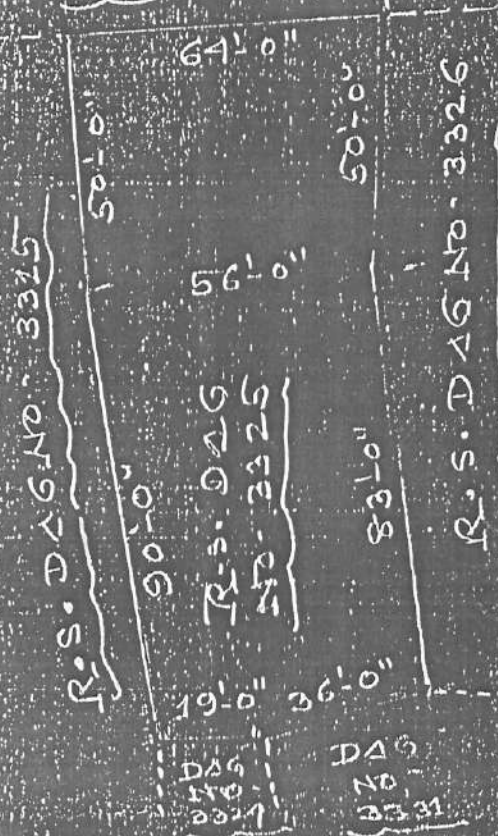
Licence No. XV/10/

Typed by:

Taraknath Mukherjee,  
of Bhatenda, Rajarhat,  
District of North 24-Parg.

SITE PLAN OF R.S. DAG NO. 3325  
 R.S. No. 190 - MOUZA GOPALPUR - TL. No. 2  
 P.S. SIRPARTI, DIST. 24 BARGANAS (W)  
 SCALE - 30'-0" = 1" (INCH)  
 AREA OF LAND - 18 satak (4/12)

R.S. DAG NO. 3327



PREPARED BY  
 [Signature]  
 29/8/1960



Dist. Registrar Sub-Registrar  
Biharragarh. (Salt Lake Office)

11 SEP 2000

Handwritten notes and stamps on the right side of the document, including the number '132' and other illegible markings.