S.PRANOYSHUBHRA

Advocate, High Court, Calcutta C/o. Saraogi & Co., Advocates 7B Kiran Shankar Roy Road Kolkata 700001 Phone: (033) 2243 9486 (033) 2213 5761

TO WHOMSOEVER IT MAY CONCERN

Re: Lands comprised in Dag Nos.174, 175, 178, 179, 181, 186 and 185/1011 in Mouza Rajpur, J.L.No.55 comprised in Holding Nos.70, 130, 178 and 235, N.S.C Bose Road, P.S. Sonarpur in the District of South 24-Parganas under Rajpur Sonarpur Municipality. (hereinafter referred to as "the said Property").

As per instructions, I have caused specific Searches in respect of the said Property, for the period from the year 1984 to 2015 (i.e. till the time of my causing searches), in Index- II and Index- I (only if Index-II torn, damaged and/or not found) at the following offices:

- a) Registrar of Assurances, Kolkata;
- b) District Registrar, Alipore;
- c) Sub-Registrar, Sonarpur;

It may be noted that while causing to be made searches, relevant Index at the said registration offices for certain years were found to be incomplete or torn or partly torn or damaged or not available or transfer volumes not available or not indexed and therefore searches for those years could not be made. Further, it may be noted that certain documents, registration of which have not been completed and have been provisionally registered and/or kept pending and/or in abeyance by the concerned registration offices, are not noted in the Index, and such searches in respect those documents cannot be nor have been made. Full details of the Index which were found to be incomplete or torn or partly torn or damaged or not available or not indexed are ascertainable from the reports of searches caused which are annexed hereto in original along with the respective original search receipts as herein below mentioned:

Original Receipt, bearing No.REGN. S- 965098 dated 7th February 2013, for Index II searching issued by the Office of D.R. & S.R., Sonarpur is annexed hereto (searches caused by Mr. P. Pal) and marked as "A-1".

Original Receipt, bearing No.REGN 5 932222 dated 7th February 2013 for Index II issued by Registrar of Assurances, Kolkata is annexed hereto (searches caused by Ms. H. Dutta) and marked as "A-2".

Original Receipts, bearing Nos.REGN W- 145585, REGN W- 145586, REGN W- 145587, REGN W- 145587, REGN W- 145589, REGN W- 145589 and REGN W- 145590, REGN W- 145591 all dated 3rd August, 2015 for Index II searching issued by the Office of D.R. Alipore, annexed hereto (searches caused by Mr. P. Pal) and marked as "A-3".

Original Receipts, bearing Nos.REGN W- 093306, REGN W- 093307, REGN W- 093308, REGN W- 093309, REGN W- 093310, REGN W- 093311 and REGN W- 093312 all dated 5th August, 2015 for Index II searching issued by the Office of A.D.S.R. Sonarpur, annexed hereto (searches caused by Ms. H. Dutta) and marked as "A-4".

Original Form 1556, bearing Search Nos.1901003402, 1901003403, 1901003404, 1901003406 and 1901003407 all dated 3rd August, 2015 and 1901003595 dated 12th August, 2015 and Original Receipt bearing No.REGN W 143972 dated 13th August, 2015 for Index II searching issued by the Office of Registrar of Assurances, Kolkata, annexed hereto (searches caused by Ms. H. Dutta) and marked as "A-5".

Original Receipts, bearing No. REGN S- 845906, REGN S- 845907, REGN S- 845908, REGN S- 845909, REGN S- 845910 dated 19th February 2013 and bearing No. REGN 911071 dated 15th May, 2013 for Index I issued by District Registrar & Sub-Registrar, Sonarpur Records is annexed hereto (searches caused by Mr. A. Naskar) and collectively marked as "A-6".

Original Receipts, bearing No. REGN T- 833183, REGN T- 833184 dated 10th April, 2013 and REGN T- 952832, REGN T- 952834 and REGN T- 952835 dated 20th March, 2013 for Index I issued by Registrar of Assurances, Kolkata Records is annexed hereto (searches caused by Ms. H. Dutta) and collectively marked as "A-7".

Other than the documents dealt hereinafter, no other document affecting the said Property was found during searches.

Based on and after considering the photocopies of various documents produced before me (as dealt hereinbelow) and the facts recited therein, as also the searches caused at the registration offices as hereinabove mentioned, the present position as regards the title of the Present Owners namely, (1) Lifemake Construction Private Limited, (2) Monogram Tradelink Private Limited, (3) Sanket Vincom Private Limited, (4) Panchamukhi Tradecom Private Limited, (5) Nigam Housing Private Limited, (6) Nigam Projects Private Limited, (7) Lok Developers Private Limited, (8) Lok Realtors Private Limited, (9) Nigam Realtors Private Limited, (10) Srishi Consultants Private Limited, (11) Megadity Traders Private Limited, (12) Bangabhumi Constructions Private Limited, (13) Bolero Commercial Private Limited, (14) Bolero Tradelink Private Limited, (15) Sanket Tradecom Private Limited, (16) Ankush Vincom Private Limited, (17) Overgrow Nirmaan Private Limited, (18) Bluesnow Realcon Private Limited, (19) Sidhishree Housing Private Limited and (20) Roserise Construction Private Limited (hereinafter collectively referred to as "the said **Present Owners**") to the said Property appears to be as follows:

TITLE:

A1) By a Deed of Conveyance dated 12th June, 2013 registered in the office of the District Sub Registrar-IV South 24 Parganas, in Book I, CD Volume No.26, Pages 4063 to 4091 Being No.05010 for the year 2013 and made between Aarbur therein referred to as the Vendor of the one part and the Present Owners herein, therein referred to as the Purchasers of the other part, the Vendor thereto for the consideration therein mentioned granted audi conveyed and transferred unto ond to the Present Owners herein, All Those various pieces and parcels of land containing an area of 122.46 Sataks situate and lying at and comprised in various page, recorded in

various Khatians, in Mouza Rajpur, J.L No.55, Police Station Sonarpur, 24-Parganas (South) details whereof are mentioned hereunder, comprised in and being Northern Portion of Premises No.119 Netaji Subhas Road (presently Holding178), Ward No.17 (formerly 16) within Rajpur Sonarpur Municipality (hereinafter for the sake of brevity referred to as "the First Property"):

R.S. Dag No.	R.S. Khatian No.	Area conveyed (in Sataks)
178	19	08.26
178	19	08.40
186	497	23.00
179	174	41.00
181	129	00.80
185/1011	1085	41.00
To	tal:	122.46

A2) The title, whereby the said Aarbur became the owner of the First Property is narrated as follows:

I. Related to Dag No.185/1011

- That one Dulal Chand Dutta was seized and possessed of and/or otherwise well and sufficiently entitled as the full and absolute owner to All That piece and parcel of Bagan land measuring 41 Sataks (equivalent to 1(one) Bigha 4 (four) cottahs 13 (thirteen) Chittacks) more or less situate and lying at and comprised in and being the entirety of Dag No.185/1011, recorded in R.S Khatian No.1085 (in the name of Dulal Chand Dutta) (Sabek Khatian No.745) in Mouza Rajpur, J.L. No.55, under Police Station Sonarpur in the District of 24-Parganas (South), and comprised in Holding No.70 Ward No.16, within Rajpur Sonarpur Municipality, absolutely and forever and subsequently he recorded his name in the records of Revisional Settlement Record of rights as per-W.B Estate Acquisition Act.
- ib) By a Saaf Bikray Kobala (Indenture of Conveyance) dated 25th July, 1958 and registered with the office of Sub-Registrar Barupur and recorded in Book No.I, Volume no.77, Pages 3 to 4, Being No.6167 for the year 1958, the said Dulal Chand Dutta for the consideration therein mentioned granted, sold, conveyed and transferred unto and to one Karuna Bala Dutta ALL THAT the said 41 Sataks of land, absolutely and forever;
- ic) That the said Karuna Bala Dutta, a Hindu governed by Dayabhaga School of Hindu Law died intestate leaving behind him surviving her three sons namely, (1) Biswanath Dutta, (2) Mihir Lai Dutta, (3) Swapan Dutta and two daughters namely, (4) Smt. Sandhya Kundu and (5) Smt. Swapan Paul (Dutta) as her only heira heiresses and legal representatives, who all upon her death inherited and became entitled to the said 41 Sataks of land in the said Dag No.185/1011, absolutely and forever, each having equal 1/5th share therein;

- Id) That by a Deed of Conveyance dated 5th August, 2005 and registered in the office of Additional District Sub-Registrar, Sonarpur in Book No.I, Being No.6250 for the year 2005, the said Biswanath Dutta and 4 others for the consideration therein mentioned granted, sold, conveyed and transferred unto and to Aarbur All That the said 41 Sataks of land in the said R.S Dag No.185/1011, recorded in R.S Khatian No.1085 in Mouza Rajpur, J.L No.55, under Police Station- Sonarpur in the District of 24-Parganas (South), and comprised in Holding No.70 Ward No.16, within Rajpur Sonarpur Municipality, absolutely and forever.
- That Aarbur got its name mutated as the owner of the said 41 Sataks in the said Dag No.185/1011 at the office of the Block Land & Land Reforms Office, Sonarpur vide Mutation Case No.947/12.

II. Related to Dag No.178

- That by a Seaf Bikray Kobala (Indenture of Conveyance) dated 3rd April 1928, and registered with the office of Alipore Joint Sub-Registry, Behala, in Book No.1, Volume No.15, Pages 230 to 233, Being No.1053 for the year 1928, Gobardhan Nath for the consideration therein mentioned, sold conveyed and transferred unto and to the said Hari Mohan Bhattacharya, along with other properties, ALL THAT the piece and parcel of land recorded as Sali, containing an area of 42 sataks situate and lying at and comprised in and being the entirety of Dag No.178, recorded in Khatian No.19 (In the name of Hari Mohan Bhattacharya), in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) and presently comprised in Holding No.235, Netaji Subhas Road, Ward No.16, within Rajpur Sonarpur Municipality;
- iib) That the said Hari Mohan Bhattacharya, a Hindu governed by Dayabhaga School of Hindu Law died Intestate leaving behind him surviving his two sons namely, (1) Dipak Kumar Bhattacharya, (2) Rupak Bhattacharya (being minor), and 3 daughters namely (3) Minati Bhattacharya, (4) Pranati Chakraborty (hee Bhattacharya) and (5) Jayanti Bhattacharya as his only heirs heiresses and legal representatives, who all upon his death inherited and became entitled to the said 42 Sataks in Dag No.178, absolutely and forever and each having equal 1/5th share therein;
- That by a Saaf Bikray Kobala (Indenture of Conveyance) dated 13th July, 1962 and registered with the office of Sub-Registrar at Baruipur in Book No.1, Volume No.93, Pages 03 to 06, **Being No.7104** for the year 1962, the said Dipak Kumar Bhattacharya, Minati Bhattacharya, Pranati Chakraborty and Jayanti Bhattacharya for the consideration therein mentioned, sold conveyed and transferred unto and to one Basanta Lal Shah, **ALL THAT** a divided and demarcated portion of land containing an area of **5 Cottahs** (equivalent to **8.26 sataks**) more or less in the said **Dag No.178**, absolutely and forever;

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- Iid) That by an Indenture of Conveyance dated 2nd February, 1996 and registered with the office of Additional Registrar of Assurances-I, Kolkata in Book No.I, Volume No.22, Pages 217 to 224, Being No.806 for the year 1996, the said Basanta Lal Shah for the consideration therein mentioned, sold conveyed and transferred unto and to Aarbur ALL THAT the said divided and demarcated portion of land containing an area of 5 Cottahs (equivalent to 8.26 sataks) more or less in the said Dag No.178, absolutely and forever;
- (le) That Aarbur got its name mutated as the owner of the said 5 Cottahs (equivalent to 8.26 sataks) in the said Dag No.178 at the office of the Block Land & Land Reforms Office, Sonarpur vide Mutation Case No.1017/12.

III. Related to Dag Nos.178, 179, 181 and 186:

- iii(a) That by an Indenture of Conveyance dated 24/7/1959 and registered with the office of District Registrar 24 Parganas, in Book no.1, Volume No.62, Pages 06 to 14 Being No.2459 in the year 1959, one Hari Mohan Bhattachrya for the consideration therein mentioned, sold conveyed and transferred unto and to one Industrial Service and Engineers P.Ltd ALL THAT the piece or parcel of land containing an area of 8.40 Sataks (equivalent to 5 Cottahs 1 Chittack 28 sft.) (out of total area of 42 Sataks comprised in the concerned Dag) more or less situate and lying at and comprised in and being the part and portion of Dag No.178, recorded in Khatian No.19 (recorded in the name of Hari Mohan Bhattachrya), in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) within Rajpur Sonarpur Municipality, absolutely and forever;
- iii(b) That by an Indenture of Conveyance dated 28/9/1959 and registered with the office of District Registrar 24 Parganas, in Book no.I, Volume No.70, Pages 122 to 126 Being No.2964 in the year 1959, one Jiban Krishna Dutta for the consideration therein mentioned, sold conveyed and transferred unto and to one Industrial Service and Engineers P.Ltd ALL THAT the piece or parcel of land containing an area of 71 Sataks (equivalent to 2 Bighas 3 Cottahs) more or less situate and lying at and comprised in and being the entirety of Dag Nos.180 & 186, recorded in Khatian No.174 (recorded in the name of Jiban Krishna Dutta) & No.497 (recorded in the name of Jiban Krishna Dutta), in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) within Rajpur Sonarpur Municipality, absolutely and forever;
- iii(c) That by an Indenture of Conveyance dated 5/10/1959 and registered with the office of Sub-Registrar of Barulpur 24 Parganas, in Book no.I, Volume No.103, Pages 03 to 10 Being No.8539 in the year 1959, one Luftanessa Bibi & Mussammat Goisehara Bibi for the consideration therein mentioned sold conveyed and transferred unto and to one Industrial Service and Engineers P.Ltd ALL THAT the piece or parcel of land containing an area of 64 Saţaks (equivalent

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In 1 Righm 18 Cattahn 17 Chittocks 30 aft.) mere or loss allocate and lying at and comprised in and being the entirety of Dag No.179, recorded in Khatian No.174, in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) within Rajpur Sonarpur Municipality, absolutely and forever;

- iii(d) That by an Indenture of Conveyance dated 8/7/1960 and registered with the office of District Registrar of Alipore 24 Parganas, in Book no.I, Volume No.40, Pages 195 to 198 Being No.2383 in the year 1960, one Sudhir Kumar Das for the consideration therein mentioned, sold conveyed and transferred unto and to one Industrial Service and Engineers P.Ltd ALL THAT the piece or parcel of land containing an area of 03 Sataks (equivalent to 1 Cottahs 13 Chittacks 11 sft.) (out of total area of 52 Sataks comprised in the concerned Dag) more or less situate and lying at and comprised in and being the part and portion of Dag No.181, recorded in Khatian No.129 (recorded in the name of Sudhir Kumar Das), in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) within Rajpur Sonarpur Municipality, absolutely and forever;
- iii(e) In the event aloresaid, Industrial Service and Engineers P.Ltd became seized and possessed of and/or otherwise well and sufficiently entitled as the sole and absolute owner, to ALL THOSE the various pieces and parcels of land containing a total area of 146.40 sataks situate and lying at and comprised in various Dags, recorded in various Khatians, in Mouza Rajpur, which is hereinafter referred to as "the said Land", details whereof are mentioned hereunder:

Dag No.	Khatian No.	Total Area (in Sataks)	Area Sold (in Sataks)
178/Sall	19	42	08.40
180/Bagan & 186/Danga	174 & 495 under Khatian 497	21 & 50	71.00
179/Bastu	174	54	64.00
181/Bastu	129	52	03.00
	Total		146.40

- (iii(f) Subsequently, the said Industrial Service and Engineers P.Ltd consolidated the said Land and got it separately assessed and numbered as Premises No.119 Netaji Subhash Road, Rajpur and thereafter it constructed / erected buildings and structures on portions of the said Land;
- iii(g) That by a Deed of Mortgage dated 24/4/1968 and registered with the office of Sub-Registrar of Alipore 24 Parganes, in Book no.1, Volume No.48, Pages 282 to 292 Being No.2601 for the year 1968, the said Industrial Service and Engineers P.1td created a mortgage in respect

of the said Land etc., in favour of one Padma Kundu to secure loan given by the said Padma Kundu.

- iii(h) That by an Agreement for Sale dated 7/7/1977, made between the said Industrial Service and Engineers P.Ltd of the First Part and one Giri Finance and Trading Limited of the Second Part and the said Padma Kundu as the Confirming Party of the Third Part, the said Industrial Service and Engineers P.Ltd agreed to sell the said Land, building etc. on the terms & conditions mentioned therein to the said Giri Finance and Trading Limited and the said Padma Kundu confirmed that she would release & relinquish all her right title & interest (under the said Deed of Mortgage dated 24/4/1968) therein before the execution of the Deed of Conveyance by the said Industrial Service and Engineers P.Ltd in favour of Giri Finance and Trading Limited;
- That the said Industrial Service and Engineers P.Ltd delivered possession of the said Land etc., to the said Girl Finance and Trading Limited;
- III(J) I hat by a Deed of Release and Reconveyonce dated 21/2/1980, the said Padma Kundu released & reconveyed the said Land etc., to the said Industrial Service and Engineers P.Ltd;
- February, 1980 and registered with the office of Registrar of Assurances, Calcutta in Book no.1, Volume No.95, Pages 135 to 154 Being No.947 for the year 1980, the said Industrial Service and Engineers P.Ltd for the consideration therein mentioned, sold conveyed and transferred unto and to the said Girl Finance and Trading Limited, ALL THAT the said Land, being Premises No.119 Netaji Subhash Road, Rajpur having an area of 146.40 Sataks more or less with brick built building and the structure and erections, absolutely and forever.
- That by an Agreement dated 17th May 1982 made between Girl Finance and Trading Limited as the Vendor therein and Esneena Private Limited as the Purchaser therein and registered with the office of Registrar of Assurances, Calcutta in Book no.1, Volume No.165, Pages 99 to 112 Being No.4204 for the year 1982, the said Girl Finance and Trading Limited agreed to sell and the said Esneena Private Limited agreed to purchase ALL THOSE brick built messuages tenements hereditements houses sheds structures and Premises No.119 Netaji Subhash Road, Rajpur together with the pieces and parcels of land thereunto belonging whereon or on parts whereof the same are erected and built containing an area of 146.40 Sataks (equivalent to 4 Bighas 8 Cottahs 10 Chittacks) more or less situate and lying at and comprised in R.S. Dag Nos.178, 180, 186, 181, 179 and recorded in R.S. Khatian Nos.19 (under Khatian No.19/1), 174, 495 (under Khatian No.497), 129 & 174, all in Mouza Rajpur, 1.L.No.55, under Police Station-Sonarpur,

District 24 Parganas (South), within Rajpur Sonarpur Municipality, absolutely and forever;

- (iii(m) That by an Indenture of Conveyance dated 15th January 1983 executed by Giri Finance and Trading Limited in favour of Esneena Private Limited, the said Giri Finance and Trading Limited sold conveyed and transferred to the said Esneena Private Limited ALL THAT the said Premises No.119 Netaji Subhash Road, Rajpur together with the pieces and parcels of land thereunto belonging whereon or on parts whereof the same are erected and built containing an area of 146.40 Sataks (equivalent to 4 Bighas 8 Cottahs 10 Chittacks) more or less, absolutely and forever.
- by the Hon'ble High Court at Calcutta, by an order dated 14th November 1991 in Company Petition No.252 of 1989. Subsequently Hon'ble High Court, Calcutta, interalla directed for sale of the movables and immovables assets of the said Esneena Private Limited and in pursuance thereof the official Liquidator of the High Court, Calcutta by the following two Indenture of Conveyance both dt.2nd June, 1995 (details whereof are mentioned hereinbelow) for the consideration respectively therein mentioned granted sold conveyed and transferred unto and to Aarbur and Victor Auto Agency individually and severally All That the divided and demarcated portions of the said Premises No.119 Netaji Subhash Road, Rajpur, each portion containing an area of 73.20 Sataks, absolutely and forever.
- iii(o) Accordingly, by virtue of the Indenture of Conveyance dated 2nd June 1995, made between Esneena Private Limited as the Vendor, M/s. Orchid Towers Private Limited as the Confirming Party and Aarbur as the Purchaser and registered with the Additional Registrar of Assurances-I, Kolkata in Book no.I, Volume No.45, Pages 317 to 333 Being No.1803 for the year 1995, as clarified by the Declaration dt.15th March, 2013 made by Aarbur and the said Victor Auto Agency and registered with the Additional Registrar of Assurances-I, Kolkata in Book no.I, CD Volume No.5, Pages 7287 to 7303 Being No.02475 for the year 2013, M/s Aarbur purchased and acquired and became entitled as the sole exclusive and absolute owner of All That divided and demarcated Northern Portion of the said Premises No.119 Netaji Subhash Road (presently Holding No.178), Rajpur containing an area of 73.20 Sataks or 31,886 sq. ft. (being one-half divided part or share of the said 146.40 sataks), details whereor are mentioned hereunder:

R.S. Dag No. / Nature	R.S. Khatian No.	Total Area in Dag (in Sataks)	Area Owned by Aarbur (in Sataks)
178 / Sali	19	42	08,40
186 / Danga	497	50	23.00
179 / Bastu	174	64	41.00
181 / Bastu	129	52	, 00.80
			0

Total: 73.20

- That Aerbur got its name mutated as the owner of the said 73.20 at the office of the Block Land & Land Reforms Office, Sonarpur vide Mutation Case No.946/2012.
- B1) By a Deed of Conveyance dated 12th June, 2013 registered in the office of the District Sub Registrar-IV South 24 Parganas, in Book I, CD Volume No.26, Pages 4008 to 4030 Being No.05009 for the year 2013 and made between (Smt.) Jyoti Burman therein referred to as the Vendor of the one part and the Present Owners herein, therein referred to as the Purchasers of the other part, the Vendor thereto for the consideration therein mentioned granted sold conveyed and transferred unto and to the Present Owners herein, All Those various pieces and parcels of land containing an area of 41.26 Sataks situate and lying at and comprised in various Dags, recorded in various Khatians, in Mouza Rajpur, J.L. No.55, Police Station Soriarpur, 24-Parganas (South) details whereof are mentioned hereunder, comprised in and being part of Holding/Premises No.130 (formerly 93 and prior thereto 88 and therefore 120) Netaji Subhas Road, Ward No.17 (formerly 16) within Rajpur Sonarpur Municipality (hereinafter for the sake of brevity referred to as "the Second Property"):

R.S. Dag No.	R.S. Khatian No.	Area purchased (in Sataks)
174 (part)	2507 (C.S. Khatian No.42)	14.62
175 (part)	2510 (C.S. Khatian No.73)	22
178 (part)	19 (C.S. Khatian No.19)	4.64
U.S. III. III. III. III. III. III. III.	Total	41.26

- B2) The title, whereby the said (Smt.) Jyoti Burman became the owner of the Second Property is narrated as follows:
- (i) By a Saaf Bikray Kobala (Indenture of Conveyance) dated 3rd April 1928, and registered with the office of Allpore Joint Sub-Registry, Behala, in Book No.I, Volume No.15, Pages 230 to 233, Being No.1053 for the year 1928, Gobardhan Nath and others for the consideration therein mentioned, sold conveyed and transferred unto and to the one Hari Mohan Bhattacharya, amongst other properties, ALL THAT the piece and parcel of land containing an area of 25 Sataks out of 42 Sataks situate and lying at and comprised in and being the a portion of Dag No.178, recorded in Khatian No.19, in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) and presently comprised in portion of Holding No.130, Netaji Subhas Road, Ward No.16 (now 17), within Rajpur Sonarpur Municipality;
- (ii) By another Saaf Bikray Kobala (Indenture of Conveyance) dated 13th October, 1939 and registered with the office of Sub-Registrar, Baruipur, in Book No.I, Volume No.46, Pages 252 to 254, Being No.3976 for the year 1939, Manik Chandra Das for the consideration therein mentioned, sold

conveyed and transferred unto and to the said Hari Mohan Bhattacharya ALL THAT the piece and parcel of land containing an area of 27 sataks situate and lying at and comprised in and being the entirety of Dag No.175, recorded in Khatian No.73, In Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) and presently comprised in portion of Holding No.130, Netaji Subhas Road, Ward No.16 (now 17), within Rajpur Sonarpur Municipality;

- (iii) That the said Hari Mohan Bhattacharya, a Hindu governed by Dayabhaga School of Hindu Law died intestate leaving behind him nurviving his two sone namely, (1) Dipak Kumor Bhattacharya, (2) Rupak Dhattacharya (being minor) and 3 daughters namely (3) Minatl Bhattacharya, (4) Pranati Chakraborty (nee Bhattacharya) and (5) Jayanti Bhattacharya as his only heirs heiresses and legal representatives, who all upon his death inherited and became entitled to, amongst other properties, the said 25 Sataks in Dag No.178 and 27 Sataks in Dag No.175, aggregating to a total area of 52 Sataks, absolutely and forever and each having equal 1/5th share therein;
- (iv) That under and by virtue of a Saaf Bikray Kobala (Indenture of Conveyance) dated 9th February, 1963 and registered with the office of Sub-Registrar of Baruipur in Book No.I, Volume No.23, Pages 223 to 234, Being No.1120 for the year 1963, the said Dipak Kumar Bhattacharya, Minati Bhattacharya, Pranati Chakraborty and Jayanti Bhattacharya for the consideration therein mentioned, sold conveyed and transferred unto and to one Ram Krishna Fouzdar, amongst other properties, ALL THAT the part and portion of land containing an area of 41.6 Sataks being their 4/5th share in the said 52 Sataks in the said Dag Nos.178 & 175, absolutely and forever;
- (v) That under and by virtue of a Saaf Bikray Kobala (Indenture of Conveyance) dated 1st October, 1963 and registered with the office of Sub-Registrar of Baruipur in Book No.I, Being No.10966 for the year 1963, the said Pranati Chakraborty as a guardian on behalf of his minor brother Rupak Bhattacharya, for the consideration therein mentioned, sold conveyed and transferred unto and to Ram Krishna Fouzdar, amongst other properties, ALL THAT the part and portion of land containing an area of 10.4 Sataks being his 1/5th share in the said 52 Sataks in the said Dag Nos.178 & 175, absolutely and forever;
- (vi) That one Bechu Ram Das was seized and possessed of and/or otherwise well and sufficiently entitled as the sole and absolute owner / raiyat, amongst other properties, to ALL THAT the piece and parcel of Danga land containing an area of 15 sataks situate and lying at and comprised in and being the entirety of Dag No.174, recorded in Khatian No.2507 (Sabek Khatian No.42), in Mouza Rajpur, J.L.No.55, under Police Station-Sonarpur, District 24 Parganas (South) and presently comprised in portion of Holding No.130, Netaji Subhas Road, Ward No.16 (now 17), within Rajpur Sonarpur Municipality, absolutely and forever;
- [vii) By a Saaf Bikray Kobala (Indenture of Conveyance) dated 3rd October, 1963 and registered with the office of Sub-Registrar of Baruipur, in Book No.I, Being No.10631 for the year 1963, the said Bechu Ram Das for the

consideration therein mentioned, sold conveyed and transferred unto and to the said Ram Krishna Fouzdar ALL THAT the said 15 Sataks in Dag No.174, absolutely and forever;

(viii) In the events aforesald, the sald Ram Krishna Fouzdar became selzed and possessed of and/or otherwise well and sufficiently entitled as the sole and absolute owner to, amongst other properties, ALL THOSE the various pieces and parcels of land containing a total area of 67 sataks (i.e. 0.67 Acres equivalent to 02 Bighas 00 Cottahs 8.56 Chittacks) more or less situate and lying at and comprised in various Dags, recorded in various Khatlans, in Mouza Rajpur, J.L. No.55, Police Station Sonarpur, District South 24-Parganas, details whereof are mentioned hereunder, with various sheds and structures thereat (hereinafter for the sake of brevity referred to as "the Larger Property").

R.S. Dag No.	Nature of Land	R.S. Khatian No.	Total Area in Dag (in Sataks)	Area Owned (in Sataks)
174 (full)	Danga	2507 (C.S. Khatian No.42)	15	15
175 (full)	Bagan	2510 (C.S. Khatian No.73)	27	27
178 (part)	Sali	19 (C.S. Khatian No.19)	42	25
	Tot	al	84	67

- (ix) That by an Indenture of Conveyance dated 5th August 1997 and registered with the District Sub-Registrar-IV, South 24-Parganas, in Book No.I, Being No.1149 in the year 1997, the said Ram Krishna Fouzdar for the consideration therein mentioned, granted sold conveyed and transferred unto and to Smt. Jyoti Burman and Deepak Chowdhry, amongst other properties, ALL THAT the said Larger Property measuring 67 Sataks, absolutely and forever in equal shares.
- (x) That the names of the said Smt. Jyoti Burman and Deepak Chowdhry was duly mutated as the owners of the Larger Property in the records of the B.L. & L.R.O., Sonarpur;
- (xi) That by a Deed of Gift dated 25th February, 2013 and registered with the Additional Registrar of Assurances-I, Kolkata, in Book No.I, CD Volume No.5, Pages 5828 to 5840, Being No.02412 for the year 2013, the said Deepak Chowdhry in consideration of the natural love and affection towards the said Smt. Jyoti Burman (being her sister) did thereby freely and voluntarily grant convey transfer assign and assure by way of gift unto and to the said Smt. Jyoti Burman, amongst other properties, ALL THAT his one-half undivided part or share in the Larger Property, absolutely and forever:

In view of the aforesaid, I am of the view that (1) Lifemake Construction Private Limited, (2) Monogram Tradelink Private Limited, (3) Sanket Vincom Private Limited, (4) Panchamukhi Tradecom Private Limited, (5) Nigam Housing Private Limited, (6) Nigam Projects Private Limited, (7) Lok Developers Private Limited, (8)

Lok Realtors Private Limited, (9) Nigam Realtors Private Limited, (10) Srishti Consultants Private Limited, (9) Nigam Realtors Private Limited, (10) Srishti Consultants Private Limited, (11) Megacity Traders Private Limited, (12) Bangabhumi Constructions Private Limited, (13) Bolero Commercial Private Limited, (14) Bolero Tradelink Private Limited, (15) Sanket Tradecom Private Limited, (16) Ankush Vincom Private Limited, (17) Overgrow Nirmaan Private Limited, (18) Bluesnow Realcon Private Limited, (19) Sidhishree Housing Private Limited and (20) Roserise Construction Private Limited, are the joint owners of the said Property and they have a marketable title to the said Property.

Date: October 16, 2015 Place: Kolkata

Annexures: as aforesaid

[New Rule Form No. 19 (Appendix-I)]

No. REGN S No. REGN S 965098 Receipt for Fees Deposited for Search or Inspection

Serial Number of applicate	on	7198
2. Date of application		7/2/12
3. Search for the year(s)	1982,-	-13.,
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Name of person or prope Name of document	rty to be scarcified 177.	- Roppies
Particulars of record to b	e inspected (year, number, bool	k, volume and page in the case of
registered document)	Bel	
1. From whom received	711	P. Ru
9. Fees paid under Article-		
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		Registrar of
S.B.P., Calcuma-700 015.		
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[New Rule Form No. 19 (Appendix-I)]

No. REGN S 932222

- 7	12822
- 18	Sexial Number of application
6	Date of application: 2/2/13
3.	Search for the year(s). 1984 - 2013
4.	Name of office to which the record to be searched or inspected relates RATE, YCO)
	507
5.	Name of person or property to be searched
6.	Name of person or property to be searched. Name of document. Sale Alexan Arrange.
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document). In the state of the second se
8.	From whom received # Auto
9.	Pees paid under Article—
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	Registrar of
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West Bengal Form No. 1556

[New Rule Form No. 19 (Appendix-I)]

No. REGN W

145585

Receipt for Fees Deposited for Search or Inspection

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1.	Serial Number of application . 96 78 5
2.	Date of application 3/8/2015
3.	Date of application 3/8/20/5 Search for the year(s) 20/3 - 20/5
4.	Name of office to which the record to be searched or inspected uplates.
	DR- Alipan.
5.	Name of person or property to be searched M - Rai bur
6.	Name of person or property to be searched M - Paj pur . Nature of document Daf-174 lah-2507
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document)
8.	From whom received P. Fal
9.	Fees paid under Article— & U/s
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W 145586

Receipt for Fees Deposited for Search or Inspection

Serial Number of application	3698-6
2. DateoCapplication.	2/8/2013
Search for the year(s).	2013- 2015
Name of office to which the record to be searched of D.	rinspected relates
5. Name of person or property to be searched. M	- Raj our
	15 - 141-2510
7, Particulars of record to be inspected (year, numbe	t, book, volume and page in the case of
. registered document)	ų.
8. Prom whom received	t Pade
9. Fees paid under Article— R: 4 h	
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F(2)	MATERIAL DESIGNATION OF THE PARTY OF THE PAR
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S.B.P., Calconn 700 015

[New Rule Form No. 19 (Appendix-I)]

No. REGN W

145587

1.	Serial Number of application. 368 87 Date of application. 3187015 Search for the year(s). 2013 2015
2.	Date of application. 31 8 Pro 15
3,	Search for the year(s). 2013 - 2015
4.	Name of office to which the record to be searched or inspected relates
	DA- Alpan.
5.	Name of person or property to be searched M- LGJ pur
6.	Name of person or property to be searched Mr (a) pur Nature of document Daf-128 KA-18
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document)
3.	From whom received Pal
Υ.	Fees paid under Article— fa 4 h
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W

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Receipt for Fees Deposited for Search or Inspection

		36828
1.	. Serial Number of application	
2	Date of application Search for the year(s) 20/3 -	2/8/10/12
3.	Search for the year(s) 20/3 -	2015
4.	Name of office to which the record to be searched or inspected relates OK Alipa	i.
5.	Name of person or property to be searched M - Ray but Nature of document. Day - 178 Va. 7	
6.	Nature of document. Daf-173 Un 7	79
7.	an 그런 그런	
	registered document)	<i>II</i> :
	D D	,
8.	From whom received	
2	Fees paid under Article— Ro "4 lo	
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W

145589

Receipt for Fees Deposited for Search or Inspection

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1.	Serial Number of application
2.	Serial Number of application
3,	Search for the year(s). (20/3) -1 20/5
4.	Name of office to which the record to be searched or inspected relates. OR - Ali par '
5,	Name of person or property to be searched M - Kay pcm.
6.	Nature of document.
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document)
	PA
8.	From whom received.
9.	Fees paid under Article— # - 4 b
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S.B.P., Calcuma-700 015.

[New Rule Form No. 19 (Appendix-I)]

No. REGN W 145590

Receipt for Fees Deposited for Search or Inspection

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1.	Serial Number of application 3/8/20 15
2	Dateofapplication.
3.	Search for the year(s) 1 20/3 - 20/5
4.	Name of office to which the record to be searched or inspected projects.
5.	Name of person or property to be searched M - Kaj pun. Nature of document. Dal - 185/1011 tun. 1085
6.	Nature of document. Da - 185 / 1511 641085
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document).
8.	From whom reserved.
9.	Fees paid under Article— A 4 h
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W 145591

Receipt for Fees Deposited for Search or Inspection

	36981
1. Senal Number of application	1. design
2. Date of application.	3/8/101)
3. Search for the year(s)	2013 - 12015
4. Name of office to which the record to be searched. 5. Name of person or property to be searched. 6. Nature of document. 9. Pag.	or inspected relates.
	V- Palmas
5. Name of person or property to be searched	18/ 1/4-492
6. Nature of document	-136 44 771
7. Particulars of record to be inspected (year, numb	er, book, volume and page in the case of
registered document)	
8. From whom received.	P. Pal
9. Fees paid under Article— H40	n in the second
F(1)(i)	
F(1)(ii).	
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W 093307 Receipt for Fees Deposited for Search or Inspection

	1. SecialNumber of application. 10279/15
	2. Date of soulisman.
	3. Search for the year(s) 1969 -15
11	4. Name of office to which the record to be searched or inspected relates.
11	a do deal of this period relates.
1	5. Name of person or property to be seapphed.
- 1	6. Nature of document. (1)
	7. Particulars of record to be inspected (year, number, books, volume and page in the case of
	registered document). M - Rad Plan
W.	Di la a
1	8. From whom received.
9	9. Fees paid under Articlo—
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W093308 Receipt for Fees Deposited for Search or Inspection

1.	Serial Number of application. 10238/65
2.	Date of application Search for the year(s) 1962 - 15
1000	Name of office to which the record to be scarched or inspected relates.
	Name of person or property to be searched
.7. F	Particulars of record to be inspected (year, number, book volume and page in the case of egistered document).
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[New Rule Form No. 19 (Appendix-I)]

No. REGN W 093309

	10279/15
t.	Serial Number of application.
2.	Date of application
3.	Search for the year(s). 1963 LS
4.	Name of office to which the record to be searched or inspected relates.
	X
5.	Name of person or property to be searched
6.	Nature of document
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of registered document)
8.	From whom received. K4 - 1085 A - 185/101
	Fees paid under Article— (1) (i) 70 Land 1) (ii) 70 Land 1) (iii) 70 Land 1) (iii)
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S.B	F. Calcutta-700 015.

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[New Rule Form No. 19 (Appendix-I)]

No. REGN W093310 Receipt for Fees Deposited for Search or Inspection

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Date of application	***************************************
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Name of person or property to be search	g Onetter
Nature of document.	V
Particulars of record to be inspected (yes	ar, number, book volume and page in the case of
registered document)	M- Kaupus
	. K4 2/29 Pt-181
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* * *	Date of application Search for the year(s)

Bengal Form No. 1556

[New Rule Form No. 19 (Appendix-I)]

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Name of person or property to be searched.

K4-124 Pt -12

8. From whom received......

9. Fees paid under Article-

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[New Rule Form No. 19 (Appendix-I)]

No. REGN W 093312

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1.	Serial Number of application.
2.	
3.	Search for the year(s). 1769 15
4.	Name of office to which the record to be searched or inspected relates
5.7	Name of person or property to be sparched.
6	Nature of document. 1/1
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document). M > PAUPUVS
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Government of West Bengal Offoce of the A.R.A. - I KOLKATA, District- Kolkata Receipt for fees deposited for Search

Form - 1556

Date of Application: 03-08-2015

Serial No of Application

1901006008/2015

Search No

1901003402/2015

Search for the Years

From 2013 To 2015

Name of Person to be Searched

District: South 24-Parganas, PS: Sonarpur, Mouza: Rajpur, Plot No: RS- 00174, Khatlan No: - 02507

F1(i) *

From whom Received

Mrs H Datta

Nature of Document All Transaction

Fees Paid under Articles

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Search Result:

(Mr Sujan Kumar Maity) A.R.A. - I KOLKATA OFFICE OF THE A.R.A. - I KOLKATA

Government of West Bengal Office of the A.R.A. - | KOLKATA, District-Kolkata Receipt for fees deposited for Search

Form - 1556

Date of Application: 03-08-2015

Serial No of Application

1901006009/2015

Search No

1901003403/2015

Search for the Years

From 2013 To 2015

Name of Person to be Searched District: South 24-Parganas, PS: Sonarpur, Mouza: Rajpur, Plot No: RS-00175, Khatian

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No: - 02510

From whom Received

Mrs II Datta

Nature of Document All Transaction

Fees Paid under Articles

F1(i)

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21-

Search Result:

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(Mr Sujan Kumar Malty)

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Government of West Bengal Offoce of the A.R.A. - I KOLKATA, District- Kolkata Receipt for fees deposited for Search Form - 1556

Date of Application: 03-08-2015

Serial No of Application

1901006010/2015

Search No

1901003404/2015

Search for the Years

From 2013 To 2015

Name of Person to be Searched

District: South 24-Parganas, PS: Sonarpur, Mouza: Rajpur, Plot No: RS- 00178, Khatian No: - 00019

21-

From whom Received

Mrs H Detta

Nature of Document All Transaction

Fees Pald under Articles

F1(1)

F1(II)

21-

Search Result:

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Government of West Bengal Office of the A.R.A. - I KOLKATA, District- Kolkata Receipt for fees deposited for Search

Form - 1558

Date of Application: 03-08-2015

Serial No of Application

1901006012/2015

Search No

1901003406/2015

Search for the Years

From 2013 To 2015

Name of Person to be Searched

District: South 24-Parganas, PS: Sonarpur, Mouza: Rajpur, Plot No: RS- 00181, Khatian No: - 00129

21-

From whom Received

Mrs H Datta

Nature of Document All Transaction

Fees Paid under Articles F1(i)

2/-

Search Result:

(Mr. Sujan Kumar Maity) A.R.A. - I KOLKATA OFFICE OF THE A.R.A. - I KOLKATA

Government of West Bengal Offoce of the A.R.A. - I KOLKATA, District-Kolkata Receipt for fees deposited for Search

Form - 1556

Date of Application: 03-08-2015

Serial No of Application

1901006013/2015

Search No

1901003407/2015

Search for the Years

From 2013 To 2015

Name of Person to be

District: South 24-Parganas, PS: Sonarpur, Mouza: Rajpur, Plot No: RS- 00186, Khatlan No: - 00497

21-

From whom Received

Mrs H Datta

Nature of Document All Transaction

Fees Pald under Articles F1(i)

F1(ii)

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Search Result:

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(Mr Sujan Kumar Maity) A.R.A. - I KOLKATA

OFFICE OF THE A.R.A. - I KOLKATA

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Form - 1556

Date of Application: 12-08-2015

Serial No of Application 1901006201/2015

Search No

1901003595/2015

Search for the Years

From 2002 To 2015

Name of Person to be Searched

District: South 24-Perganes, PS: Sonerpur, Mouza: Rejpur, Plot No: RS- 00179, Khatlan

No: - 00174

From whom Received

Mrs II Datta

Nature of Document All Transaction

Fees Paid under Articles

21-

F1(ii)

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Search Result:

(8)

(Mr. Sujan Kumar Maity) A.R.A. - I KOLKATA OFFICE OF THE A.R.A. - I KOLKATA 0

No. REGN W

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A	Serial Number of application 7667-2
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3.	Search for the year(s). 2013-15
4.	Name of office to which the record to be searched or inspected relates
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5	Name of person or property to be searched A
6.	Name of person or property to be searched 18. Nature of document.
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
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[New Rule Form No. 19 (Appendix-I)]

No. REGN S 845306

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Date of application	1987	10	
Search for the year(s)	L7 0 7	- 621	
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. Name of person or proj	perty to be searched	7406	Phonas
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[New Rule Form No. 19 (Appendix-I)]

No. REGN S

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Serial Number of applie			19/2/13
Date of application	1 (1)	2-12.	
Search for the year(s)	· · · · · · · · · · · · · · · · · · ·		
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Name of person or pu	operty to be searched.	Deeper	and hosethy
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[New Rule Form No. 19 (Appendix-I)]
N S 845908

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17	Date of application. 1985—13.
1	Search for the year(s)
4.	Name of office to whigh the record to be searched or inspected relates
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1	Name of person or property to be searched. 36/4 a la 1. Dhame
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6.	Nature of document. Sele
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
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9.	Fees paid under Article—
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	Registrar of
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S.B.	, Calcutta-700 015.

ngal Form No. 1556

[New Rule Form No. 19 (Appendix-I)]

No. REGN S 845909

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Date of application.	17/21/2
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5. Name of person or property to be searched	Steptus Barman
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registered document)	
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9. Fees paid under Article—	
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[New Rule Form No. 19 (Appendix-1)]

No. REGN S

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1. Serial Number of application	9410
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Date of application 1985	-13
4. Name of office to which the record to be searched or in	Dona fores
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[New Rule Form No. 19 (Appendix-I)]

No. REGN T No. REGN T 911071 Receipt for Fees Deposited for Search or Inspection

1.	Serial Number of application.	9.6871
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3.	Search for the year(s) 1985 13	
4.	Name of office to which the record to be searched or inspected relates. A B Sensor Name of person or property to be searched. A A Als San.	Place
5.	Name of person or property to be searched. A A Cologan.	76/10
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West Bengal Form No. 1556

[New Rule Form No. 19 (Appendix-I)]
N T 833183

No. REGN T

1.	Social Distribution of opplication.
2.	Date of application $10f9/13$ Search for the year(s) $1995-93$
3,	Search for the year(s) 1995 - 99
4.	Name of office to which the record to be searched or inspected relates
5.	Name of person or property to be searched.
6,	Nature of document
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document) X Ke Khay Bornian
8.	From whom seceived.
9.	Fees paid under Article—
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S.B.P	, Calcutta-700 015.

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[New Rule Form No. 19 (Appendix-f)]

No. REGN T 833184

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. Serial Number of application	10/4/13
Date of application	1995-1998
3. Search (or the year(s)	Land
Scarch for the years; Name of office to which the record to be set	arched or inspectation

5. Name of person or property to be scarche	Sile
6. Nature of document	and page in the case of
7. Particulars of record to be inspected (yes	r, number, book, volume and page in the case of
registered document)	
	4-DhAte
8. From whom received	
9. Fees paid under Article—	61r / ·
F(1)(0)	91
F (1) (ii)	
/ F(2)	
	Registrar of
S.B.F., Calcutte-700 015.	

of Besgal Form No. 1556

[New Rule Form No. 19 (Appendix-I)]

No. REGN T 952832

1.	Serial Number of application.
2.	Date of application. 20/3/13
3.	Search for the year(s) 1992
4.	Name of office to which the record to be searched or inspected relates.
5.	Name of person or property to be searched.
6.	Nature of document.
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
-	registered document). AVS Burman
16	·
8.	From whom received
9.	Fees paid under Article—
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,F (2	
	Registrar of
	Registra of A.A.

S.B.P., Calcutta-700 015

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[New Rule Form No. 19 (Appendix-I)]

No. REGN T 952833

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1.	
2	Date of application
3.	Search for the year(s)
4.	Name of office to which the record to be searched or inspected relates
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5	
6	Meture of document
. 7	Particulars of record to be inspected (year, number, book, volume and page in the case of registered document). Deepar ELORGhours.
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19	8. From whom received.
	9. Pees paid under Article—
	F(1):0)
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130	Registrar of

est Bang'd Form No. 1556

S.B.P., Calcutta-700 015.

[New Rule Form No. 19 (Appendix-I)]

No. REGN T 952834

	28234	
1.	. Secial Number of application.	**********
2	Date of application.	
3.		
4.	Name of office to which the record to be searched or inspected relates.	
		Ž.
5,	Name of person or property to be searched.	******
6.		
7.	T. 11 1/2 Tar Na	he case of
	registered document) 70.57	
	11-21Me	
8.	8. From whom received	/
9.	9. Fees paid under Article—	
F	F(I)(i)	171.17
F	F(1)(ii)	
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	Registrar of	

Bengal Form No. 1556

[New Rule Form No. 19 (Appendix-D)]

No. REGN T 952835

1.	Serial Number of application.
2	Date of application
3.	Search for the year(s).
4.	Name of office to which the record to be searched or inspected relates.
	*
5.	Name of person or property to be searched
6.	Nature of document.
7.	Particulars of record to be inspected (year, number, book, volume and page in the case of
	registered document)
8.	Fromwhomzeceived.
9.	Fees paid under Article—
F((1)(i)
F((1) (6)
F	(2)
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	Registrar of