

Ch. V. & S. / Form SI. No. : null

Ch. V. & S. Id No. : 42/2014-2015



SURVEY OBSERVATION REPORT

Chief Valuer & Surveyor's Department
The Kolkata Municipal Corporation
5, S.N. Banerjee Road, Kolkata 700013

REF : Assessee No. / Nos. : 110711000150;
Premises No. & Street Name : 11A, DDDONDRA LAL KHAN ROAD
Dag No. (C. S.) : Dag No. (R.S.) : Touzi No :- Holding Map No. :
Mouza : Khatian No. : J.L. No. :
Ht. of Building : 60; Mt. No. of Block : 4; Area of Land : 3410.35 Sq. M.

1) K.M.C. Alignment on Abutting

Road / Passage (if any) :
There is no KMC regular line.

2) Character of Abutting Road / Passage :

Roads abutting the Western and Eastern side of the premises belong to KMC. The passage on the north (portion) has not yet been recorded though the passage developed out of KMC land.

3) Width of Abutting Road / Passage :

Width of the road on the Western side of the premises at pt. P&Q 60'-0" as per record however it diminished to 54'6" & 53'6" respectively as a piece of land leased out to Turf Properties Pvt Ltd, the trustee for the Royal Calcutta Turf Club on 16.5.2011 abutting D.L.Khan Rd at a tune of 5 cottah & Chattack apart from sale of another plot measuring 4cottah 05 chatak 24 sft to Royal Calcutta Turf Club on the east of above leasehold property by KMC on 17.02.21. Width of the road abutting eastern side at pt A- 28'-0", B- 27'-6", C- 27'-6", D- 26'-0", E- 26'-0", F- 25'-6" & G- 25'-0" corresponding physical width are 27'-0", 26'-2", 25'-6", 26'-0", 26'-0", 25'-6" & 25'-4" respectively. Width of the passage on the northern side is not been considered

4) Other Observation if any :

There are encroachment on both the road i.e. Eastern & Western side. Reason for the said encroachment on the western side already clarified (due to lease). On examination it appears that this premises is not liable for the encroachment for the Eastern side too. The piece of land leased out by KMC abutting D.L.Khan Road where no structure will be allowed to erect due to underground bricksewer as per deed executed dt.31/05/2011. is liable to maintain all the guideline as mentioned in the above deed. E.O.N. is framed as per order of Ch.V. & S. dt.7/5/14 & available record amplified as far as possible till date in this dept. Site plan is duly signed by me on the back.

Report of A.E. (C)

THIS REPORT IS STRICTLY RELATES WITH THE ABUTTING ROAD/PASSAGE ONLY AS SHOWN IN THE ANNEXED SITE PLAN.

Signature of S.A.E. (C) / S. & V.

Signature of A.E. (C)

Note :- The report is granted on the basis of condition as laid down on the back page. The above all dimensions, if any marked in the Column 4), has been shown in the Site Plan of the Annexed Drawing.