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Client: PRABHA HIGHRISE LLP of CD-35, Salt lake City , 1st Floor, Sector-1, Police Station and Post Office Bidhannagar North, Kolkata-700064

Re: Property comprised in R.S. and L.R. Dag Nos. 462, 463 and 465 in Mouza Chakpanchuria, J. L. No. 33, Police Station – New Town (formerly Rajarhat), within Patharghata Gram Panchayet in the District of North 24 Parganas

SEARCH REPORT & CHAIN ON TITLE

I. SECTION 'A' – DEFINITIONS:

The term used herein shall have the meaning assigned to them as follows:

- (a) **“Subject Property”** shall mean **ALL THOSE** several pieces and parcels of land comprised in (i) entire R.S and L.R Dag Nos. 462 (containing an area of 53 satak) and 465 (containing an area of 1 satak) and (ii) divided and demarcated portion of R.S. and L.R. Dag No. 463 (containing an area of 29 satak more or less out of 45 satak) all in Mouza Chakpanchuria, J.L No. 33, Police Station New Town (formerly Rajarhat) within Patharghata Gram Panchayet in the District of North 24 Parganas.
- (b) **“Owners”** shall mean (i) Lilygold Vincom Private Limited, (ii) Dhanlabh Dealtrade Private Limited, (iii) Subhdhan Tradecom Private Limited, (iv) Subhddata Vincom Private Limited, (v) Dhanraksha Tradecom Private Limited, (vi) Pushapratan Suppliers Private Limited, (vii) Topview Vanijya Private Limited, (viii) Gulshan Merchandise Private Limited, (ix) Brijbhumi Tradecom Private Limited, all companies incorporated under the Companies Act, 1956 having their respective registered Offices at 31/2/C Majlish Ara Road, Police Station Haridevpur, Post Office Paschim Putiary, Kolkata-700041.
- (c) **“Development Agreement”** shall mean the Development Agreement dated 6th May 2019 made between the Owners herein therein also as the Owner and the Client herein therein as the Developer and registered with Additional Registrar of Assurances-IV, Kolkata in



Book I CD Volume No. 1904-2019 Pages 237886 to 237974 Being No. 190405343 for the year 2019.

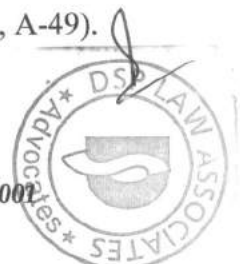
II. SECTION 'B' - SEARCH REPORT:

Under instructions from the client above named, we had from time to time, during the months of May, 2019 to September, 2019 caused to be made necessary searches, at the named registration offices, Courts and certain other Government Departments as mentioned hereinbelow and the findings from the searches so caused to be made are as follows:

1. **Registration Offices:** Searches were from time to time caused to be made of the relevant Index II in respect of the Dags comprised in the Subject Property and to a certain extent, Index - I at the offices of (a) the Registrar of Assurances, Kolkata/Additional Registrar of Assurances-II, during the years 1989 to 2015; Additional Registrar of Assurances-IV during the years 2015 till the date of searches, Additional Registrar of Assurances I and III Kolkata for the year 2019 till the date of searches, (b) District Registrar, Barasat during the years 1989 to 1998, (c) District Sub Registrar II, North 24 Parganas during the years 1998 onwards till the date of searches, (d) Additional District Sub-Registrar, Bidhannagar during the years 1989 to 2012, (e) Additional District Sub-Registrar Rajarhat during the years 2012 till the date of searches. A xerox copy each of the Receipts issued by the concerned Registration Offices from time to time and the Reports of such Searches received from the searchers from time to time are annexed hereto and marked 'A1 to A87'.

1.1 While causing to be made searches of the relevant Index- II at the registration offices, the following entries in respect of 12 sale deeds all dated 2nd November 2010 and all registered with the District Sub-Registrar-II, North 24 Parganas were found.

1.1.1 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1339 to 1361 Being No. 12702 for the year 2010 (Refer to Clause 4(a) of Section III below, Annexure B1-R1, Source Index II Refer to Page A-44, A-47, A-49).



- 1.1.2 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1264 to 1288 Being No. 12699 for the year 2010 (Refer to Clause 4(b) of Section III below, Annexure B1-R2, Source Index II Refer to Page A-44, A-47, A-49).
- 1.1.3 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1218 to 1241 Being No. 12697 for the year 2010 (Refer to Clause 4(c) of Section III below, Annexure B1-R3, Source Index II Refer to Page A-43, A-46, A-49).
- 1.1.4 Deed of Conveyance and registered in Book I, CD Volume 44 Pages 1131 to 1154 Being No. 12693 for the year 2010 (Refer to Clause 4(d) of Section III below, Annexure B1-R4, Source Index II Refer to Page A-43 , A-46, A-49).
- 1.1.5 Deed of Conveyance and registered in Book I Volume 44 Pages 1090 to 1111 Being No. 12691 for the year 2010 (Refer to Clause 4(e) of Section III below, Annexure B1-R5, Source Index II Refer to Page A-43, A-46, A-49).
- 1.1.6 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1289 to 1312 Being No. 12700 for the year 2010 (Refer to Clause 4(f) of Section III below, Annexure B1-R6, Source Index II Refer to Page A-44, A-47, A-49).
- 1.1.7 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1313 to 1338 Being No. 12701 for the year 2010 (Refer to Clause 4(g) of Section III below, Annexure B1-R7, Source Index II Refer to Page A-44, A-47, A-49).
- 1.1.8 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1197 to 1217 Being No. 12696 for the year 2010 (Refer to Clause 4(h) of Section III below, Annexure B1-R8, Source Index II Refer to Page A-43, A-46).
- 1.1.9 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1176 to 1196 Being No. 12695 for the year 2010 (Refer to Clause 4(i) of Section III below, Annexure B1-R9, Source Index II Refer to Page A-43, A-46).
- 1.1.10 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1155 to 1175 Being No. 12694 for the year 2010 (Refer to Clause 4(j) of Section III below, Annexure B1-R10, Source Index II Refer to Page A-43, A-46).
- 1.1.11 Deed of Conveyance and registered in Book I, CD Volume 44 Pages 1070 to 1089 Being No. 12690 for the year 2010 (Refer to Clause 4(k) of Section III below, Annexure B1-R11, Source Index II Refer to Page A-43, A-46).



1.1.12 Deed of Conveyance and registered in Book I CD Volume 44 Pages 1242 to 1263 Being No. 12698 for the year 2010 (Refer to Clause 4(l) of Section III below, Annexure B1-R12, Source Index II Refer to Page A-43, A-46, A-49).

1.2 We would, however, like to specifically mention the following as regards such searches.

- (i) While causing to be made searches, both relevant Index-II and Index-I, for several years were found either fully or partly torn or incomplete or not available or computerized data corrupt and searches for those years could not, as such, be carried out.
- (ii) At the time of causing searches in respect of the computerized records at the Additional Registrar of Assurances-II, Kolkata from 2002 to 2008 and at the District Sub Registrar II North 24 Parganas from 1998 to 2010 and Additional District Sub Registrar Bidhannagar from 2001 to 2007, they did not maintain any Indices for public inspection and the clerk sitting on the computer gave oral details to the searcher in respect of the concerned property only.
- (iii) Since the introduction of Section 47A, of Indian Stamp Act, as applicable to West Bengal, pending documents or any document which has been presented for registration, but registration whereof is kept in abeyance for want of assessment of market value by the registering authority, do not reflect in the searches and get recorded in Indices only upon payment of deficit stamp duty and registration fee applicable thereon although they take effect from the date of their execution.

1.3 The searches at the registration offices as per the available records have not disclosed any encumbrance affecting the Subject Property.

2. **Courts and The Sheriff, Calcutta High Court:** :



2.1 We have caused to be made necessary searches as to whether any Title Suit or Title Execution Case or Money Execution Case were filed at the Court of the 1st Civil Judge (Senior Division), Barasat or any Title Suit or Title Execution were filed at the Court of the 1st Civil Judge (Junior Division) at Barasat by or against the following persons named in the table in clause 2.2 below and from the Information Slips received by us it would appear that there were no suit or case filed in the aforesaid Court by or against them in respect of the Subject Property as on the date of the respective reports. Xerox Copies of Information issued by the concerned Court are annexed hereto and marked with the letter 'B-1 to B-117'.

2.2 **Table**

S.L NO.	NAME	Period
1	Bhupendra Nath Baidya also known as Bhupendra Baidya son of Rajendra Baidya	2008 to 2010
2	Kamini Baidya (also known as Kamini Bala Baidya) wife of Harendra Nath Baidya	2008 to 2010
3	Mahadeb Baidya son of Harendra Nath Baidya	2008
4	Sahadeb Baidya son of Harendra Nath Baidya	2008 to 2010
5	Sibnath Baidya (also known as Sibpada Baidya) son of Harendra Nath Baidya	2008 to 2010
6	Lilabati Mondal wife of Ranjan Mondal	2008 to 2010
7	Sunita Mondal wife of Jiban Mondal	2008 to 2010
8	Anita Mondal (also known as Rupali Mondal) wife of Mohan Mondal	2008
9	Golapi Baidya wife of Mahadeb Baidya	2008 to 2010
10	Pallav Baidya son of Mahadeb Baidya	2008 to 2010
11	Anup Baidya son of Mahadeb Baidya	2008 to 2010
12	Bishakha Mondal wife of Dilip Mondal	2008 to 2010
13	Bijli Gayan wife of Dayal Gayan	2008 to 2010



14	Anjali Naskar wife of Sushanta Naskar	2008 to 2010
15	Lilygold Vincom Private Limited	2010 to 2019*
16	Dhanlabh Dealtrade Private Limited	2010 to 2019*
17	Subhdhan Tradecom Private Limited	2010 to 2019*
18	Subhdata Vincom Private Limited	2010 to 2019*
19	Dhanraksha Tradecom Private Limited	2010 to 2019*
20	Pushapratana Suppliers Private Limited	2010 to 2019*
21	Topview Vanijya Private Limited	2010 to 2019*
22	Gulshan Merchandise Private Limited	2010 to 2019*
23	Brijbhumi Tradecom Private Limited	2010 to 2019*

*Till the dates of Information Slips

- 2.3 We have also on 19th June 2019 caused to be inspected by our clerk, the Property and Miscellaneous Registers in the Office of the Sheriff, Calcutta High Court, for any attachment of movable and/or immovable property against the persons mentioned in table 2.2 above during the years as mentioned therein and no entry of any such attachment was found therein upto the respective date of issuance of the respective receipts. A Xerox copy each of the receipts issued by the said department and reports are annexed hereto and marked "C-1" to "C-25".

3. **Acquisition And Requisition Searches:**

- 3.1 By a letter dated 13.10.2020 written by the SPIO and Special Land Acquisition Officer, North 24 Parganas read with the letter dated 08.10.2020 enclosed thereto, it appears that R.S. Dag No. 462, 463 and 465 are not involved in LA proceedings for New Township Project. However in the said letter dated 13.10.2020 it has been mentioned that C.S. Dag Nos. 461, 462, 456 was acquired vide Notification No. 3226L. Dev. dated 10-02-55 and Declaration No. 3734 L. Dev. Dt. 26-02-55 and LA Case No. LD-64 of 54-55. We downloaded a copy of the said declaration dated 26.02.1955 and from the same it appears that only portions of the aforesaid C.S. Dags were mentioned in the same. It is



common knowledge that C.S. Dags were in vogue prior to coming into effect of R.S. Dags. The said report dated 08.10.2020 given by the Land Acquisition Collector stating that the RS Dag Nos. 462, 463 and 465 are not affected by any acquisition proceeding coupled with the mutation of the names of the private persons in respect of R.S. Dag Nos. 462, 463 and 465 and the subsequent mutation of the name of the said owners in the Records of Rights published under the Land Reforms Act 1955 (LR Parcha) and also coupled with the fact that the RS Mouza Map shows a strip of land containing amongst others the western portion of all these three other dags (which strip forms part of the public road at present) and also coupled with the fact that the subject property has all along been represented to be in physical vacant possession of the current owners and their predecessors as per the Development Agreement dated 6th May 2019 leads us to safely conclude that the acquisition proceeding in respect of the corresponding C.S. Dag Nos. 461, 462 and 456 ought to have affected only that part of the three C.S. Dags which now is merged with the public road on the west of the subject property. A Xerox copy each of the letter dated 08.10.2020 and 13.10.2020 issued by the said department and reports are annexed hereto and marked "D-1" to "D-2" and a copy of the Declaration published on 26th February 1955 is annexed hereto and marked "D-2A".

- 3.2 There appears to be no acquisition or requisition proceeding at the office of The Kolkata Metropolitan Development Authority in respect of the Subject Property. A Xerox copy of the information given by the office of the Kolkata Metropolitan Development Authority bearing Memo No. 5417/KMDA/RTI/2006(IR-8587) dated 20th September 2019. Inasmuch as the reply dated 20th September 2019 contains the details of another property, which was applied for separately but answered jointly, the details of such another property has been struck off by pen. A Xerox copy of the letter dated 20th September 2019 issued by the said department is annexed hereto and marked "D-3".
- 3.3 In response to our RTI letter dated 8th May 2019, the Company Secretary & SPIO of The Housing Infrastructure Development Corporation Limited (WBHIDCO), by its letter dated 19th June 2019 bearing Memo No.2498/HIDCO/RTI/CS/2018 has informed us that information regarding alignment, acquisition or requisition proceedings in



respect of the Subject Property would be available from the office of LA Collector, North 24 Parganas. A Xerox copy of the letter dated 8th May 2019 issued by the said department is annexed hereto and marked "D-4".

4. Settlement Office:

4.1 We have caused to be obtained the certified copies of the L.R. Information dated 27th May 2019 in respect of the Subject Property. The following would appear from such L.R. Informations

Sl. No.	Name	L.R. Khatian No.	Mutated area in L.R. Dag.462 (In acre)	Mutated area in L.R. Dag.463 (In acre)	Mutated area in L.R. Dag.465(In acre)
1	Lilygold Vincom Private Limited	2580	0.05	0.03	----
2	Dhanlabh Dealtrade Private Limited	2581	0.05	0.03	----
3	Subhdhan Tradecom Private Limited	2573	0.05	0.03	----
4	Subhdata Vincom Private Limited	2574	0.05	0.03	----
5	Dhanraksha Tradecom Private Limited	2576	0.06	0.03	0.01
6	Pushapratan Suppliers Private Limited	2575	0.08	0.04	0.00
7	Topview Vanijya Private Limited	2578	0.07	0.04	0.00
8	Gulshan Merchandise Private	2579	0.08	0.04	0.00



	Limited				
9	Brijbhumi Tradecom Private Limited	2577	0.04	0.02	0.00
	Total		0.53	0.29	0.01

A xerox copy of each of the L.R. Information is annexed hereto and collectively marked with the letter "E-1 to E-5".

6. DEBTS RECOVERY TRIBUNAL

- 5.1 From the report dated 29th July 2019 given by Mrs. Sanjukta Ray, Advocate no entry/proceeding has been found by her in the names of Bhupendra Nath Baidya and Lilygold Vincom Private Limited. A Xerox copy of report is annexed hereto and marked as annexure "F".

6. REGISTRAR OF COMPANIES:

- 6.1 As per the searches caused to be made at the website of Registrar of Companies, being "http://mca.gov.in" on 27th May 2019 in the name of the Owners, it appear that no charges existed in their records in respect of such names. Xerox copy of receipts for inspection of public documents issued by the Ministry of Corporate Affairs are annexed hereto and marked as annexure "G-1 to G-2".

III. SECTION 'C' – CHAIN ON TITLE: From the recitals and particulars contained in the documents provided and/or obtained by us by way of certified copies of deeds, the chain of title in respect of the subject property appears to be as follows:-

1. By a Sale Deed dated 1st March 1968 and registered with the Sub-Registrar, Cossipore Dum Dum in Book I Volume No. 38 Pages 1 to 3 Being No. 1708 for the year 1968, the one Dasharathi Chattopadhyay, Shyamal Dhan Chattopadhyay, Kiranmoy



Chattopadhyay and Ardhangshu Chattopadhyay sold to one Harendra Nath Baidya (since deceased) and Bhupendra Nath Baidya (also known as Bhupendra Baidya), amongst other properties, the land measuring (i) 53 satak or 0.53 acre more or less comprised in the said R.S. Dag no. 462 and (ii) 1 satak or 0.01 acre more or less comprised in the said R.S. Dag no. 465.

2. By a Sale Deed dated 2nd April 1976 and registered with the Sub-Registrar, Cossipore Dum Dum in Book I Volume 52 Pages 39 to 43 Being No. 2456 for the year 1976, one Radha Sardar, Kristo Sardar and Shib Bala Dasi sold to the said Harendra Nath Baidya and Bhupendra Nath Baidya land measuring 28.2 satak or 0.282 acre more or less out of the said R.S. Dag no. 463. As per the recitals to the sale deeds mentioned in clause 4 below the said Harendra Nath Baidya and Bhupendra Nath Baidya were also stated to be the owners of the remaining 0.80 satak or 0.0080 acre more or less out of the said R.S. Dag No. 463.
3. In the recitals to the sale deeds mentioned in clause nos. 4a. to 4g. below it is stated that the said Harendra Nath Baidya died intestate on 24th October 2004 leaving him surviving his wife, namely Kamini Baidya (also known as Kamini Bala Baidya), three sons namely Mahadeb Baidya (since deceased), Sahadeb Baidya and Sibnath Baidya (also known as Sibpada Baidya) and three daughters namely Lilabati Mondal, Sunita Mondal and Anita Mondal (also known as Rupali Mondal) who all upon his death inherited his entire part or share in Subject Property and further in the recitals to the sale deed mentioned in clause no. 4g. below it is stated that the said Mahadeb Baidya died intestate on 28th November 2008 leaving him surviving his wife namely Golapi Baidya, two sons namely Pallav Baidya and Anup Baidya and three daughters namely Bishakha Mondal, Bijli Gayan and Anjali Naskar who all upon his death inherited his entire part or share of an in Subject Property.
4. By virtue of the following 12 sale deeds all dated 2nd November 2010 and all registered with the District Sub-Registrar-II, North 24 Parganas the said Kamini Baidya, Golapi Baidya, Pallav Baidya, Anup Baidya, Bishakha Mondal, Bijli Gayan, Anjali Naskar, Sahadeb Baidya, Shibnath Baidya, Lilabati Mondal, Sunita Mondal, Anita Mondal and

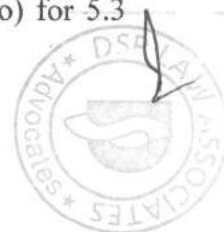


Bhupendra Nath Baidya sold conveyed and transferred their entire part or share in the Subject Property unto and to the Owners hereto and one Citystar Infrastructures Limited concurred and confirmed such sales:-

- a. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1339 to 1361 Being No. 12702 for the year 2010, executed by Kamini Bala Baidya in favour of Pushapratan Suppliers Private Limited, (the Owner No. (vi) hereto) for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.07 satak in R.S. and L.R. Dag No. 465 out of the Subject Property .
- b. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1264 to 1288 Being No. 12699 for the year 2010, executed by Sunita Mondal in favour of Topview Vanijya Private Limited (the Owner No. (vii) hereto) and concurred and confirmed by Animesh Baidya for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.07 satak in R.S. and L.R. Dag No. 465 out of the Subject Property .
- c. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1218 to 1241 Being No. 12697 for the year 2010, executed by Anita Mondal (also known as Rupali Mondal) in favour of Topview Vanijya Private Limited (the Owner No. (vii) hereto) and concurred and confirmed by Sandhya Baidya for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.07 satak in R.S. and L.R. Dag No. 465 out of the Subject Property.
- d. Deed of Conveyance and registered in Book I, CD Volume 44 Pages 1131 to 1154 Being No. 12693 for the year 2010, executed by Lilabati Mondal in favour of Gulshan Merchandise Private Limited (the Owner No. (viii) hereto) and concurred and confirmed by Maya Baidya for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.07 satak in R.S. and L.R. Dag No. 465 out of the Subject Property.
- e. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1090 to 1111 Being No. 12691 for the year 2010, executed by Sahadeb Baidya in favour



- of Pushapratan Suppliers Private Limited (the Owner No. (vi) hereto) for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.07 satak in R.S. and L.R. Dag No. 465 out of the Subject Property.
- f. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1289 to 1312 Being No. 12700 for the year 2010, executed by Sibnath Baidya (also known as Sibpada Baidya) in favour of Gulshan Merchandise Private Limited (the Owner No. (viii) hereto) for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.07 satak in R.S. and L.R. Dag No. 465 out of the Subject Property.
- g. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1313 to 1338 Being No. 12701 for the year 2010, executed by Golapi Baidya, Pallav Baidya, Anup Baidya, Bishakha Mondal, Bijli Gayan and Anjali Naskar in favour of Brijbhumi Tradecom Private Limited (the Owner No. (ix) hereto) for 3.79 satak in R.S. and L.R. Dag No. 462, 2.07 satak in R.S. and L.R. Dag No. 463 and 0.08 satak in R.S. and L.R. Dag No. 465 out of the Subject Property.
- h. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1197 to 1217 Being No. 12696 for the year 2010, executed by Bhupendra Nath Baidya (also known as Bhupendra Baidya) in favour of Subhdata Vincom Private Limited (the Owner No. (iv) hereto) for 5.3 satak in R.S. and L.R. Dag No. 462 and 2.9 satak in R.S. and L.R. Dag No. 463 out of the Subject Property .
- i. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1176 to 1196 Being No. 12695 for the year 2010, executed by Bhupendra Nath Baidya in favour of Dhanlabh Dealtrade Private Limited (the Owner No. (ii) hereto) for 5.3 satak in R.S. and L.R. Dag No. 462 and 2.9 satak in R.S. and L.R. Dag No. 463 out of the Subject Property .
- j. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1155 to 1175 Being No. 12694 for the year 2010, executed by Bhupendra Nath Baidya in favour of Lilygold Vincom Private Limited (the Owner No. (i) hereto) for 5.3



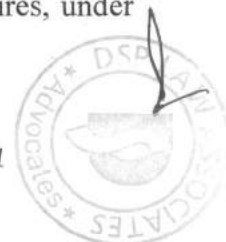
satak in R.S. and L.R. Dag No. 462 and 2.9 satak in R.S. and L.R. Dag No. 463 out of the Subject Property .

- k. Deed of Conveyance and registered in Book I, CD Volume 44 Pages 1070 to 1089 Being No. 12690 for the year 2010, executed by Bhupendra Nath Baidya in favour of Subhdhan Tradecom Private Limited (the Owner No. (iii) hereto) for 5.3 satak in R.S. and L.R. Dag No. 462 and 2.9 satak in R.S. and L.R. Dag No. 463 out of the Subject Property .
 - l. Deed of Conveyance and registered in Book I CD Volume 44 Pages 1242 to 1263 Being No. 12698 for the year 2010, executed by Bhupendra Nath Baidya in favour of Dhanraksha Tradecom Private Limited (the Owner No. (v) hereto) for 5.3 satak in R.S. and L.R. Dag No. 462, 2.9 satak in R.S. and L.R. Dag No. 463 and 0.5 satak in R.S. and L.R. Dag No. 465 out of the Subject Property.
2. The Owners have caused their names to be mutated as Raiyats in the Records of Rights published under the West Bengal Land Reforms Act, 1955 in respect of the Subject Property.

III. SECTION 'C' – STATEMENTS AND COMMENTS:

Besides our statements and comments made at different places of this report, we would also like to mention the following:

- (a) The report on searches is on the basis of the records available as on the date of such searches caused to be done;
- (b) The searches undertaken by us do not relate to any encumbrance or charge created by operation of law like statutory charges on default of payment of Income Tax, Sales Tax and other Government dues or by any authority besides those specifically mentioned above but relates to encumbrance created by those act of parties which requires, under



law, a corresponding record to be maintained for the public in general at the offices at which we have caused to be made the searches as aforesaid.

- (c) This Search Report is meant for the understanding of abovenamed Client alone and shall not be for use and reliance for any other person.

Under the circumstances as above and save and subject to what has been stated hereinabove and also in the enclosures hereto, our searches when made did not disclose encumbrance affecting the Subject Property.

DATED THIS 4th DAY OF MAY, 2021.

For DSP LAW ASSOCIATES.,



Karim Lagoria
Advocate

