

2308

R-02224/16



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

T 323678

24.02.16  
G-0/266425

Certified that the document is admitted for registration. The signature sheet/sheets and the endorsement sheet/sheets attached with this document are the part of this document.

*[Signature]*  
Additional District Sub-Registrar  
Rajarhat, New Town, North 24-Pgs

24 FEB 2016  
**SALE DEED**

**THIS SALE DEED IS** made this 24<sup>th</sup> day of February Two Thousand and Sixteen **BETWEEN CHAMELI MONDAL**, wife of Sri Kamal Mondal, by faith Hindu, by occupation Housewife, by Nationality Indian, residing at Baligori, P.O. Chakpanchuria, P.S. Rajarhat now New Town, Kolkata- 700059, hereinafter referred to as "**THE VENDOR**" (which expression shall unless excluded by or

16599  
A. K. Chowdhary & Co.  
Advocates

10, Old Post Office Street  
Room No. 34, 1<sup>st</sup> Floor, Kol-1

NO. ....  
ADD. ....  
Rs. ....

23 FEB 2016  
SURANJAN MEKHEDE JEE  
Licensed Stamp  
C. C. Court  
23, A. S. Road, Kol-1

509 2 2177



23 FEB 2016

23 FEB 2016



Additional District Sub-Registrar  
Rajarhat, New Town, North 24 Pgs

24 FEB 2016



भारतीय गैर न्यायिक



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

T 323679

2

repugnant to the subject or context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the **ONE PART AND M/S. TARAMA APPARTMENT PVT. LTD.**, a Company duly registered and incorporated under the provisions of the Companies Act, 1956 and having its registered office at 33A, Chandranath Chatterjee Street, P.O. & P.S. Bhawanipore, Kolkata 700025, PAN No. AACCT8500F, represented by its authorized signatory namely **NABIN GUPTA**, son of Ramchandra Gupta, by faith Hindu, working for gain

165951A

A. K. Chowdhary & Co.  
Advocates

NAME: 10, Old Post Office Street  
 ADDRESS: Room No. 21, 1st Floor, Kol-1  
 Rs. ....  
 23 FEB 2016  
 SURANJAN MUKHERJEE  
 Licensed Stamp Vendor  
 C. C. Louti  
 2 & 3, K. N. Roy Road, Kol-1

50 + 2 = 197

23 FEB 2016

23 FEB 2016



*[Faint signature]*  
 Additional District Registrar  
 New Town, North 24 Parganas

24 FEB 2016



33A, Chandranath Chatterjee Street, P.O. & P.S. Bhawanipore, Kolkata 700025, PAN No. AKJPG5422F, hereinafter referred to as "**THE PURCHASER**" (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successors, successors-in-interest and assigns) of the **SECOND PART.**

**WHEREAS** one Hriday Nath Mondal, son of Late Banshi Mondal was recorded owner of all that piece and parcel of land admeasuring 16 Decimals (Sataks) be the same a little more or less lying and situated at Mouza Chakpanchuria, J.L. No. 33, R.S. & L.R. Dag No. 1996 (area of land 08 decimals), R.S. & L.R. Dag No. 1997 (area of land 08 decimals), under L.R. Khatian No. 421, under Patharghata Gram Panchayet, P.S. Rajarhat, District North 24-Parganas.

**AND WHEREAS** said Hriday Nath Mondal, son of Late Banshi Mondal died intestate leaving behind him surviving his four sons and five daughters namely Nishikanta Mondal, Nilmoni Mondal, Lakshmikanta Mondal, Kallpada Mondal, Swaraswiti Naskar, Palani Naskar, Hasee Mondal, Dasi Naskar, Mangala Naskar respectively as his legal heirs and successors and thus the said Nishikanta Mondal, Nilmoni Mondal, Lakshmikanta Mondal, Kalipada Mondal, Swaraswiti Naskar, Palani Naskar, Hasee Mondal, Dasi Naskar, Mangala Naskar as became the owners of the said land i.e.  $1/9^{\text{th}}$  share of land measuring an area of 1.78 decimals out of 16 decimals each.

**AND WHEREAS** said Swaraswiti Naskar, wife of Late Ankurmoni Naskar died intestate leaving behind her four sons and one daughter namely Bharat Chandra Naskar, Dhananjoy Naskar, Chitta Ranjan Naskar, Balai Naskar and Chikan Bala Mondal respectively as her legal heirs and successors and thus the said Naskar, Dhananjoy Naskar, Chitta Ranjan Naskar, Balai Naskar and Chikan Bala Mondal became the owners of land measuring an area of 1.78 decimals.

**AND WHEREAS** by a Sale Deed dated 24.04.2009 which was duly registered with the office of the District Sub Registrar-II, Barasat and recorded in Book No. I, CD Volume No. 6, Pages 2996 to 3008, being no. 05855 for the year 2009 said Bharat Chandra Naskar, Dhananjoy Naskar, Chitta Ranjan Naskar, Balai Naskar and Chikan Bala Mondal sold, transferred and conveyed all that piece and parcel of land

admeasuring 1.78 Decimals (Sataks) be the same a little more or less out of 16 Decimals (Sataks) lying and situated at Mouza Chakpanchuria, J.L. No. 33, R.S. & L.R. Dag No. 1996 (area of land 0.89 decimals), R.S. & L.R. Dag No. 1997 (area of land 0.89 decimals), under L.R. Khatian No. 421, under Patharghata Gram Panchayet, P.S. Rajarhat, District North 24-Parganas, unto and in favour of Chameli Mondal, wife of Sri Kamal Mondal.

**AND WHEREAS** while the vendor Chameli Mondal is in peace full possession over the said plots of land he got his name recorded in the L.R. Settlement and introduce L.R. Khatian in his name vide Khatian No. 3167 and obtained porcha therefrom and thus he had been enjoying the said purchased land peacefully quietly and without interruption of others by performing all legal formalities.

**AND WHEREAS** in the Records of Right prepared under the West Bengal L. R. Act, one Chameli Mondal, wife of Sri Kamal Mondal has been recorded as Holding of R.S. & L.R. Dag No. 1996 & 1997, under L.R. Khatian No. 3167, Mouza Chakpanchuria, J.L. No. 33, under Patharghata Gram Panchayet, P.S. Rajarhat, District North 24-Parganas, where as L. R. Dag no. 1996 has been shown as undivided 1113 share i.e., 0.89 (01) Decimals (Sataks) out of 08 Decimals (Sataks) and L. R. Dag no. 1997 has been shown as undivided 1112 share i.e., 0.89 (01) Decimals (Sataks) out of 08 Decimals (Sataks) of Sali land.

**AND WHEREAS** in the manner aforesaid the Vendor herein is the Owner of **All That** piece and parcel of land admeasuring 1.78 Decimals (Sataks) be the same a little more or less out of 16 Decimals (Sataks) lying and situated at Mouza Chakpanchuria, J.L. No. 33, R.S. & L.R. Dag No. 1996 & 1997, under L.R. Khatian No. 3167, classified as Sali land, under Patharghata Gram Panchayet, P.S. Rajarhat, District North 24-Parganas, hereinafter referred to **SCHEDULE** property and is in the peaceful possession and/or occupation of the same and enjoying the absolute right, title and interest thereof free from all encumbrances, charges, liens, lispendenses, demands, claims, hindrances, attachments, debts and dues whatsoever without any interference and disturbance of any manner whatsoever from any corner whatsoever.



**AND WHEREAS** since then the Vendor herein have been in exclusive khas, physical possession and enjoyed the said property without any hindrance or interference by any body and paying Govt. rent for their aforesaid property.

**AND WHEREAS** the entire schedule land is in the khas possession of the Vendor and no portion in any manner whatsoever is under and "BHAGCHASE".

**AND WHEREAS** the total area of schedule land never exceeds the maximum ceiling permitted under the Estate Acquisition Act.

**AND WHEREAS** there is no proceeding pending or even been initiated in connection the levy under Article 226 of the Constitution of India in the Hon'ble High Court at Calcutta.

**AND WHEREAS** the land was never subject any proceeding under the Bengal Restoration of Alienated Land Act (Act XXIII of 1937) or the West Bengal Acquisition and Settlement of Homestead Land Act (W.B. Act XV of 1969).

**AND WHEREAS** the schedule land is not affected in case of transfer of land by a member of the scheduled Tribes permission of the Revenue Officer (chapter 11A of the W.B. Land Reforms Act, 1955).

**AND WHEREAS** the Vendor have not received any notice of acquisition or requisition of the Property described in the schedule below.

**AND WHEREAS** no notice issued under the Public Demand and Recovery Act nor has been served on the Vendor nor any such notice has been published.

**AND WHEREAS** after being satisfied with the right, title of the property under reference not to raise any question, the Owner/Vendor herein have agreed to sell and the Purchaser have agreed to purchase of **ALL THAT** piece and parcel of land admeasuring 1.78 Decimals (Sataks) be the same a little more or less out of 16 Decimals (Sataks) lying and situated at Mouza Chakpanchuria, J.L. No. 33, R.S. & L.R. Dag No. 1996 & 1997, under L.R. Khatian No. 3167, classified as Sali land, under Patharghata Gram Panchayet, P.S. Rajarhat, District North 24-Parganas, being the **SCHEDULE** property hereunder written at or for a total consideration of Rs.



9,00,000/- (Rupees Nine Lac) only, the said Schedule property is free from all encumbrances, attachments, liens and lispendens whatsoever on the terms and conditions mentioned hereinafter.

**NOW THIS INDENTURE WITNESSETH** that in consideration of the sum of Rs. 9,00,000/- (Rupees Nine Lac) only paid by the Purchaser herein to the Owner/Vendor herein at or before the execution these presents, the receipt whereof the Owner/Vendor herein and each of them doth hereby admit and acknowledge by the instant paragraph and also by a memorandum of consideration hereunder written and/or given and of and from the same and every part thereof acquit, release, exonerate discharge the Purchaser, its successors, successors-in-interest and assigns the said properties do hereby grant, transfer, convey, assign and assure forever to the Purchaser, its successors, successors-in-interest and assigns free from all encumbrances, charges, liens, lispendenses, demands, claims, attachments, hindrances, debts and adverse claims whatsoever **ALL THAT the SCHEDULED properties OR HOWSOEVER OTHERWISE** the said properties and lands and any part thereof now are or is or at any time heretofore were situated butted bounded called, known, numbered, described or distinguished **TOGETHER WITH** all the yards, areas, house, out house, drains, water courses, ways, paths, passages, rights, lights, advantages, easements, privileges, emoluments appendages and appurtenances **WHATSOEVER** to the said properties and land or any part thereof belonging or in anywise appertaining or usually held or enjoyed therewith or reputed to belong to or be appurtenances thereto and all the estates, interests, claims and demands whatsoever of the Vendor at law and in equity into, upon, over and concerning the said properties or any part thereof **AND ALL** the reversion or reversions, remainder or remainders, issues and profits there-from hereby granted or expressed or intended so to be unto and to the use of the Purchaser, its successors, successors-in-interest and assigns absolutely forever **TOGETHER WITH ALL** the writings whatsoever exclusively relating to or concerning the said properties hereby granted, conveyed, transferred, alienated, granted and handed over which now are or hereinafter shall or may be in the custody, power, control, possession of the Vendor or any other person and persons from whom he may procure the same without any action or suit and **TO HAVE AND TO HOLD** the said properties and every part thereof hereby granted, conveyed and transferred or expressed or



intended so to be unto and to the use of the Purchaser absolutely and forever free from all encumbrances, charges, attachments, liens, lispendens, debts, attachments, hindrances and adverse claims **AND THAT NOTWITHSTANDING** any act, deed, matter or thing whatsoever by the Owner/Vendor or their ancestors or predecessors-in-title made, done or executed or knowingly suffered to the contrary the Owner/Vendor are lawfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said properties hereby granted and conveyed or intended so to be unto and to the Purchaser absolutely and for ever free from all encumbrances charges attachments liens lispendens and adverse claim **AND THAT NOTWITHSTANDING** any act, deed, matter or thing whatsoever by the Vendor or are ancestors or predecessors in title made, done or executed or knowingly suffered to the contrary and the Vendor are lawfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said properties hereby granted and conveyed or intended so to be for a perfect and indefeasible estate of inheritance without any condition, use, trust or other thing whatsoever to alter encumber or make void the same **AND THAT NOTWITHSTANDING** any such act, deed, matter or thing whatsoever aforesaid the Owner/Vendor has good right, full power and absolute authority and indefeasible right, title and interest and well and sufficiently entitled to grant, transfer, convey, assign and assure the said properties hereby granted and expressed so to be unto and to the use of the Purchaser in the manner aforesaid and the Purchaser, its successors, successors-in-interest and assigns shall and may at all times hereafter peaceably and quietly possess and enjoy the said properties in the manner aforesaid without any lawful eviction, interruption, claim or demand from and by the Owner/Vendor or any person or persons lawfully and equitably claim under or in trust for the Owner/Vendor or are ancestors a predecessors-in-title and also free from all encumbrances, charges, attachments, liens, lispendens, adverse claims, debts and hindrances whatsoever made or suffered by the Owner/Vendor, their ancestors or predecessors-in-title **AND FURTHER** the Owner/Vendor covenant with the Purchaser, its successors, successors-in-interest and assigns that the said properties or any part thereof have not been affected by any attachment, notice or declaration or notices for acquisition or requisitions or any scheme of the Government of India or the Government of West Bengal or any Metropolitan Development Authority or any Improvement Trust **AND** the Owner/Vendor and all persons under them shall and will from time and at all



times hereafter at the request and costs of the Purchaser, its successors, successors-in-interest and assigns do and execute or cause to be done and executed such acts, deeds, matters and things whatsoever for further better and more perfectly assuring the said properties unto and to the use of the Purchaser, its successors, successors-in-interest and assigns at all reasonable times upon prior notice and at the costs of the Purchaser and persons claiming under them and the Owner/Vendor shall take all reasonable steps and execute and register all relevant documents relating to the said properties hereby conveyed **AND FURTHER** the Vendor inconsideration of the Purchaser having purchased the said property on the assurance and guarantee of the Vendor as to protection and indemnity against any possible claim by any persons if he is discovered to be still alive or became the Owner of the schedule property, the Vendor do hereby and hereunder agree to indemnify and at all times keep indemnified the Purchaser and its successors-in-interest, executor, administrators and representatives and also estate against all such possible claims or demands made or any actions and proceedings, if any commenced by any persons claiming through or under them in respect of the said schedule property and also against all costs, charges and expenses for defending any such claim, action or proceedings.

**AND THE VENDOR DOTH HEREBY COVENANT WITH THE PURCHASER** as follows:

1. That the Vendor have in themselves good right, full power and absolute authority to convey the said properties unto and to the use and benefit of the Purchaser herein in the manner aforesaid.
2. That the Purchaser for all times hereafter peacefully and quietly enter upon or occupy or hold or possess and enjoy the said properties for their own use and benefits.
3. That the Purchaser shall hold the said properties free and clear and freely and clearly and absolutely acquitted, exonerated and forever released and discharged by the Vendor herein.
4. That Vendor shall and will from time to time and at all times hereafter at the request and costs of the Purchaser do and execute and cause to be done and



executed all such further and other lawful acts, deeds, things, conveyances for the better and more perfectly and absolutely granting the said properties and every part thereof hereby conveyed unto and to the use and benefit of the Purchaser in the manner aforesaid as by the Purchaser shall be reasonably required.

5. The Vendor do hereby certify that the said properties, under **SCHEDULE** is not a Government land and nor vested, requisitioned and acquired by any authority whomsoever and independent of Land Ceiling and not belonging to any Trust, and not a Temple, Mosque or Church properties and in all manner absolutely free from all encumbrances.

**SCHEDULE ABOVE REFERRED TO**

**ALL THAT** piece and parcel of land admeasuring 1.78 Decimals (Sataks) be the same a little more or less out of 16 Decimals (Sataks) lying and situated at Mouza Chakpanchuria, J.L. No. 33, R.S. & L.R. Dag No. 1996 & 1997, under L.R. Khatian No. 3167, classified as Sali land, under Patharghata Gram Panchayet, P.S. Rajarhat, District North 24-Parganas

[The land measuring an area of 0.89 Decimals (Sataks) out of 08 Decimals (Sataks) in R.S. & L.R. Dag No. 1996 and

The land measuring an area of 0.89 Decimals (Sataks) out of 08 Decimals (Sataks) in R.S. & L.R. Dag No. 1997].

Which is butted and bounded as follows:-

<b>ON THE NORTH</b>	: By R.S. Dag No. 1952 (P) & 1953 (P)
<b>ON THE SOUTH</b>	: By R.S. Dag No. 1952 (P)
<b>ON THE EAST</b>	: By R.S. Dag No. 1994 (P)
<b>ON THE WEST</b>	: By R.S. Dag No. 1952 (P)

IN WITNESS WHEREOF the parties have subscribed their respective hands and seals on the day, month and year first above written.

**SIGNED, SEALED AND DELIVERED**

by the **Vendor** in the presence of

**WITNESSES:**

- 1. স্বাক্ষর - সরদার  
স্বাক্ষর (স্বাক্ষর) - (স্বাক্ষর)  
স্বাক্ষর - স্বাক্ষর

স্বাক্ষর

Signature of the Vendor

- 2. স্বাক্ষর

**SIGNED, SEALED AND DELIVERED**

by the **Purchaser** in the presence of

**WITNESSES:**

- 1. স্বাক্ষর

Farans Appartment Pvt. Ltd.

স্বাক্ষর  
Authorized Signatory

Signature of the Purchaser

- 2. স্বাক্ষর

Read over and explained in Bengali by me to the Executant.

A.K. Dey

Drafted by me  
Advocate

High Court, Calcutta

F. 1673/03

Two horizontal lines



**RECEIPT**

Received a sum of Rs. 9,00,000/- (Rupees Nine Lac) only being the full and final consideration hereof from the within-named Purchaser/s on the date, month and year first above written in the manner as per the memorandum hereunder:

**MEMORANDUM OF CONSIDERATION**

৯৯৯৯৯৯৯৯

Date	By Pay Order	Bank	Amount
24.02.2016	No./Cash 000120	Standard Chartered Bank	RS: 9,00,000.00

**Total**

**Rs. 9,00,000.00**

**(Rupees Nine Lac) Only**

Witnesses :-

1. স্বামী সত্যজি

স্বামী সত্যজি

**Signature of the Vendor**

2. রাজু সত্য

# SPECIMEN FORM FOR TEN FINGERPRINTS

	<i>Wife</i> <i>19/10/2019</i>							
		Little	Ring	Middle	Fore	Thumb		
		(Left Hand)						
								
		Thumb	Fore	Middle	Ring	Little		
(Right Hand)								
	<i>19/10/2019</i>							
		Little	Ring	Middle	Fore	Thumb		
		(Left Hand)						
								
		Thumb	Fore	Middle	Ring	Little		
(Right Hand)								
		Little	Ring	Middle	Fore	Thumb		
		(Left Hand)						
		Thumb	Fore	Middle	Ring	Little		
		(Right Hand)						







ELECTION COMMISSION OF INDIA

ভাৰতের নির্বাচন কমিশন

IDENTITY CARD

JMT1187830

শনিত্ৰ কাৰ্ড



Elector's Name	Swapan Sardar
নিৰ্বাচকৰ নাম	স্বপন সৰদাৰ
Father's Name	Manimohan
পিতাৰ নাম	মানিমোহন
Sex	M
লিঙ্গ	পুৰুষ
Age as on 1.1.2000	28
১.১.২০০০-ত বয়স	২৮

স্বপন সৰদাৰ

Address

Kothabari Dakshin para, Dulduli Hingalgarj North 24 - Parganas. 743100

ঠিকানা

কোঠাবাৰী দক্ষিণপাৰা, দুৰ্দুলি হিংগলগৰ্জ নৰ্থ ২৪ পৰগণা ৭৪৩১০০

Facsimile Signature  
Electoral Registration Officer

নিৰ্বাচন নিবন্ধন অফিচাৰ

For 09-Hingalgarj(SC)

Assembly Constituency

৯-হিংগলগৰ্জ(সস)

বিধানসভা নিৰ্বাচন কেন্দ্ৰ

Place North 24 - Parganas

স্থান উত্তৰ ২৪ পৰগণা

Date 12.05.2000

তাৰিখ ১২.০৫.২০০০

100011



FORM NO - 60

[See third proviso to rule 114 B]

Form of Declaration to be filled by a person who does not have either a permanent account number or General Index Register Number and who makes payment in cash in respect of transaction specified in clauses (a) to (h) of rule 114B

1. Full name and address of the declarant Chamaly Mondal  
Baligori, Chalk Panchunia, Rajarhat 24 Pgs (N) - 700059

2. Particulars of transaction :-

sale

3. Amount of transaction :-

9,00,000/-

4. Are you assessed to tax ?

Yes / No

5. If yes,

(i) Details of Ward/ Circle/Range where the last return of income was filed ?

(ii) Reasons for not having permanent account number/General index Register No?

6. Details of the document being produced in support of address in column (1)

Chamaly Mondal Verification do here by declare that what is stated above is true to the best of my knowledge and belief.

Verify today, the \_\_\_\_\_ day of \_\_\_\_\_

Date : \_\_\_\_\_

Place : \_\_\_\_\_

চামালী মন্ডল

(Signature of the declarant)

Instruction : Documents which can be produced in support of addresses are :-

- Ration Card
- Passport
- Driving License
- Identity Card issued by an Institution,
- Copy of the electricity bill having residential address,
- Any document or communication issued by an authority of Central Government, State Government or local bodies showing residential address,
- Any other documentary evidence in support of his address given in the declaration





DATED THIS

DAY OF FEBRUARY 2016

**B E T W E E N**

**CHAMELI MONDAL**

**VENDOR**

**AND**

**M/S. TARAMA APPARTMENT PVT.  
LTD.,**

**PURCHASER**



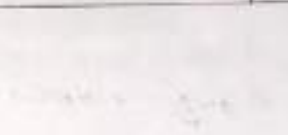
**Sale Deed**

A.K. Chowdhary & Co.  
Advocate  
10, Old Post Office Street,  
Kolkata 700001

**Seller & Buyer Details**

**Seller, Buyer and Property Details**

**Presentant Details**

SL No.	Name, Address, Photo, Finger print and Signature of Presentant		
1	<p>Mr NABIN GUPTA C, P.O - D, P.S - Hare Street, District -Kolkata, West Bengal, India, PIN - 700001</p>	 24/02/2016 3:15:38 PM	 LTI 24/02/2016 3:15:44 PM
	 24/02/2016 3:16:03 PM		

**Seller Details**

SL No.	Name, Address, Photo, Finger print and Signature		
1	<p>Smt CHAMELI MONDAL Wife of Mr KAMAL MONDAL BALIGORI, P.O- CHAKPANCHURIA, P.S:- New Town, District:-North 24-Parganas, West Bengal, India. PIN - 700059 Sex: Female. By Caste: Hindu, Occupation: House wife, Citizen of India, Status : Individual, Date of Execution 24/02/2016; Date of Admission : 24/02/2016, Place of Admission of Execution : Office</p>	 24/02/2016 3:16:25 PM	 LTI 24/02/2016 3:16:31 PM
	 24/02/2016 3:16:51 PM		




### Buyer Details

Name, Address, Photo, Finger print and Signature

TARAMA APARTMENT PRIVATE LIMITED  
 33A, CHANDRANATH CHATTERJEE STREET, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South  
 24-Parganas, West Bengal, India, PIN - 700025 PAN No. AACCT8500F., Status : Organization;  
 Represented by representative as given below:-

1(1)	Mr NABIN GUPTA C. P O:- D, P S:- Hare Street, District-Kolkata West Bengal, India, PIN - 700001 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of India, PAN No. AKJPG5422F., Status : Representative; Date of Execution : 24/02/2016; Date of Admission : 24/02/2016, Place of Admission of Execution : Office	 24/02/2016 3:15:38 PM	 LTI 24/02/2016 3:15:44 PM
		24/02/2016 3:16:03 PM	

### B. Identifire Details

Identifier Details			
SL No	Identifier Name & Address	Identifier of	Signature
1	Mr SWAPAN SARDAR Son of Mr MANI MOHAN SARDAR VILLAGE- KATHABARI, P.O.- KATHABARI, P.S.- Hingalganj, District:-North 24-Parganas, West Bengal, India, PIN - 743435 Sex: Male, By Caste: Hindu, Occupation: Business. Citizen of India.	Smt CHAMELI MONDAL, Mr NABIN GUPTA	 24/02/2016 3:17:08 PM

### C. Transacted Property Details

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details

**Land Details**

No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: North 24-Parganas, P. S.- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Chakpanchuria	LR Plot No - 1996 LR Khatian No - 3167	0.89 Dec	4,50,000/-	4,85,454/-	Proposed Use: Bastu. ROR: Shali. Property is on Road Adjacent to Metra Road.
L2	District: North 24-Parganas, P. S.- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Chakpanchuria	LR Plot No - 1997 LR Khatian No - 3167	0.89 Dec	4,50,000/-	4,85,454/-	Proposed Use: Bastu. ROR: Shali. Property is on Road Adjacent to Metra Road.

**Transfer of Property from Seller to Buyer**

Sch No.	Name of the Seller	Name of the Buyer	Transferred Area	Transferred Area in(%)
L1	Smt CHAMELI MONDAL	TARAMA APARTMENT PRIVATE LIMITED	0.89	100
L2	Smt CHAMELI MONDAL	TARAMA APARTMENT PRIVATE LIMITED	0.89	100

**D. Applicant Details**

Details of the applicant who has submitted the requisition form	
Applicant's Name	TARAMA APARTMENT PRIVATE LIMITED
Address	33A, CHANDRANATH CHATTERJEE STREET, Thana : Bhawanipore, District South 24-Parganas, WEST BENGAL PIN - 700025
Applicant's Status	Buyer/Claimant



Office of the A.D.S.R. RAJARHAT, District: North 24-Parganas

Endorsement For Deed Number : I - 152302224 / 2016

Query No/Year	15230000266425/2016	Serial no/Year	1523002308 / 2016
Deed No/Year	I - 152302224 / 2016		
Transaction	[0101] Sale, Sale Document		
Name of Presentant	Mr NABIN GUPTA	Presented At	Office
Date of Execution	24-02-2016	Date of Presentation	24-02-2016

Remarks

On 24/02/2016

**Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)**

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 23 of Indian Stamp Act 1899.

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

Presented for registration at 14:01 hrs on : 24/02/2016, at the Office of the A.D.S.R. RAJARHAT, by Mr NABIN GUPTA .

**Certificate of Market Value(WB PUVI rules of 2001)**

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 9,70,908/-

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

Execution is admitted on 24/02/2016 by

Smt CHAMELI MONDAL, Wife of Mr KAMAL MONDAL, BALIGORI, P.O: CHAKPANCHURIA, Thana: New Town, North 24-Parganas, WEST BENGAL, India, PIN - 700059, By caste Hindu, By Profession House wife  
Indetified by Mr SWAPAN SARDAR, Son of Mr MANI MOHAN SARDAR, VILLAGE- KATHABARI, P.O: KATHABARI, Thana: Hingaljanj, North 24-Parganas, WEST BENGAL, India, PIN - 743435, By caste Hindu, By Profession Business

**Admission of Execution ( Under Section 58, W.B. Registration Rules, 1962 ) [Representative]**

Execution is admitted on 24/02/2016 by

Mr NABIN GUPTA AUTHORISED SIGNATORY, TARAMA APARTMENT PRIVATE LIMITED, 33A, CHANDRANATH CHATTERJEE STREET, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700025 Mr NABIN GUPTA, Son of Mr A B, C, P.O: D, Thana: Hare Street, Kolkata, WEST BENGAL, India, PIN - 700001, By caste Hindu, By profession Service  
Indetified by Mr SWAPAN SARDAR, Son of Mr MANI MOHAN SARDAR, VILLAGE- KATHABARI, P.O: KATHABARI, Thana: Hingaljanj, North 24-Parganas, WEST BENGAL, India, PIN - 743435, By caste Hindu, By Profession Business

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 10,684/- ( A/1) = Rs 10,670/- , E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by Draft Rs 10,684/-

Description of Draft

Rs. 10,684/- is paid, by the Draft(8554) No: 364625000427, Date: 24/02/2016, Bank: STATE BANK OF INDIA (SBI), high court kolkata

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 48,565/- and Stamp Duty paid by Draft Rs 48,490/-, by Stamp Rs 100/-

Description of Stamp

- 1. Rs 50/- is paid on Impressed type of Stamp, Serial no 165951, Purchased on 23/02/2016, Vendor named S Mukherjee
- 2. Rs 50/- is paid on Impressed type of Stamp, Serial no 165951A, Purchased on 23/02/2016, Vendor named S MUKHERJEE

Description of Draft

Rs 48,490/- is paid, by the Draft(8554) No: 364625000427, Date: 24/02/2016, Bank: STATE BANK OF INDIA (SBI), high court kolkata.

(Debasish Dhar)

ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE AD SR, HOWRAH  
North 24-Parganas, West Bengal





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1523-2016, Page from 72853 to 72876

Deed No 152302224 for the year 2016.



*Dhar*

Digitally signed by DEBASISH DHAR  
Date: 2016.03.01 13:32:25 +05:30  
Reason: Digital Signing of Doc

(Debasish Dhar) 01-03-2016 13:32:24  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. RAJARHAT  
West Bengal.

(This document is digitally signed.)