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T. 3600/13

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु. 5000

Rs. 5000

पाँच हजार रुपये

FIVE THOUSAND RUPEES

INDIA

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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certified that the document is admitted to registration. The signature sheet and the endorsement is also attached with this document and is part of this document

Addl. District Sub-Registrar  
Sonarpur, South 24 Parganas

Q. No. - 7184/13

Addl. Dist Sub-Registrar  
Sonarpur, South 24 Pgs.  
20 MAR 2013

Deed of Conveyance

THIS DEED OF CONVEYANCE made this the 20<sup>th</sup> day of March, Two Thousand Thirteen (2013) of the Christian Era, (1) JARINA BEWA @ ALIAS JORINA BEWA @ JARINA BIB, wife of Late Ahad Ali Molla, by faith Muslim, aged about 59 years, by occupation Housewife, Indian resident residing at Kusumba Halderpara, P.O: Nagendrapur, P.S. Sonarpur, Kolkata - 700103, District-South 24

Parganas, **(2) AZIZUL MOLLA**, son of Late Ahad Ali Molla, aged about 29 years, by faith Muslim, by occupation- Bossiness, Nationality-Indian, residing at Kusumba Halderpara, P.O: Narendrapur, P.S: Sonarpur, Kolkata -700103, District-South 24 Parganas, **(3) FEROJA BIBI @ FIROZA MOLLA**, W/O- Rasid Molla and Daughter of Late Ahad Ali Molla, aged about 47 years, by faith Muslim, by occupation- Housewife, Nationality-Indian, residing at Mollapara Sreenagar, PO. Ghutiarisarif, P.S. Canning, Dist.24-Parganas(South), **(4) AJMIRA BIBI**, W/o-Yeakub Sardar and Daughter of Late Ahad Ali Molla, aged about 33 years, by faith Muslim, by occupation- Housewife, Nationality-Indian, residing at Paschim Sipur hatkolapara, P.O: Banhoogli, P.S: Sonarpur, Dist.24-Parganas (South, **(5) ROHIMA KHATUN**, <sup>gib</sup>Wife of Nasir Sardar, aged about 25 years, by faith Muslim, by occupation- Housewife, Nationality-Indian, residing at A 26, Sukanta Pally, M.G. Road, Kolkata-700082, Dist.24-Parganas(South), **(6) NAJNIN KHATUN**, D/O- Abdul Khalek Mondal, aged about 20 years, by faith Muslim, by occupation-Student, Nationality-Indian, residing at Kusumba Halderpara, P.O. Narendrapur, P.S. Sonarpur, Kolkata -700103, Dist.24-Parganas(South), **(7) RAJESH CHOWDHURY**, Son of Mahabal Chowdhury, aged about 40 years, by faith Hindu, by occupation-Business, having **PAN AHKPC6699N**, Nationality-Indian, residing at Jagannathpur, P.O: R.K.Pally, P.S. Sonarpur, Kolkata -700103, Dist.24-Parganas(South), **(8) MANOJ CHOWDHURY**, Son of Mahabal Chowdhury, aged about 53 years, by faith Hindu, by occupation-

Business, Nationality-Indian, residing at Jagannathpur, P.O: R.K. Polly, P.S. Sonarpur, Kolkata -700103, Dist.24-Parganas(South),  
**(9) ABIDHOSSAIN MOLLA**, S/O - Mansur Molla, aged about 35 years, by faith Muslim, by occupation- Business, having **PAN ARQPM9768G**, Nationality-Indian, residing at Kusumba Halderpara, P.O. Narendrapur, P.S. Sonarpur, Kolkata -700103, Dist.24-Parganas(South), **(10) KISHORE GOPE**, S/O- Manik Gope, aged about 32 years, by faith, by faith: Hindu, by occupation- Business, having **PAN AHFPG0067M**, Nationality-Indian, residing at Jagannathpur, P.O: R.K. Polly, P.S. Sonarpur, Kolkata -700103, Dist.24-Parganas(South), hereinafter jointly referred to as the **'VENDORS'** (which term or expression shall, unless excluded by or repugnant or contrary to the subject or context, be deemed to mean and include their respective heirs, successors, legal representatives, executors, administrators and assigns) of the **ONE PART;**

**AND**

**(1) ABDUL KHALEK MONDAL**, son of Late Abdul Jabber Mondal, aged about 46 years, by religion Muslim, nationality - Indian, by occupation - Business, having **PAN AYLPM5012F**, residing at Kusumba Halderpara, Post Office - Narendrapur, Police Station - Sonarpur, Kolkata - 700 103, District - South 24 Parganas, West Bengal. **(2) BADRA ALAM MONDAL**, son of Ramjan Ali Mondal, aged about 36 years, by religion Muslim, nationality - Indian, by occupation - Business, having **PAN BGEPM1431L**, residing at Jagannathpur, Post Office - R.K. Polly,

Police Station - Sonarpur, Kolkata - 700 150, District - South 24 Parganas, West Bengal, (3) **REHANA BIBI**, wife of Late Abdul Khalek Mondal, aged about 38 years, by religion Muslim, nationality - Indian, by occupation - Housewife, having **PAN AYLPM5012F**, residing at Kusumba Halderpara, Post Office - Narendrapur, Police Station - Sonarpur, Kolkata - 700 103, District - South 24 Parganas, West Bengal, (4) **NAJIR HOSSAIN MOLLICK**, son of Yousuf Ali Mollick, aged about 36 years, by religion Muslim, nationality - Indian, by occupation - Business, having **PAN APFPM5408J**, residing at Jagannathpur, Post Office - R.K. Pally, Police Station - Sonarpur, Kolkata - 700 150, District - South 24 Parganas, West Bengal, (5) **NASIR SARDAR**, son of Kajem Sardar, aged about 31 years, by religion Muslim, nationality - Indian, by occupation - Business, having **PAN BMWPF6467G**, residing at A 26, Sukanta Pally, M.G. Road, Police Station Thakurpukur, Kolkata - 700 082, District - South 24 Parganas, West Bengal, (6) **ABUL KALAM HALDER**, son of Late Ramjan Ali Halder, aged about 44 years, by religion Muslim, nationality - Indian, by occupation - Business, having **PAN ADWPH6545G**, residing at Kusumba Halderpara, P.O. - Narendrapur, Police Station - Sonarpur, Kolkata - 700 103, District - South 24 Parganas, West Bengal, (7) **AYUB HALDER**, son of Late Kadir Bux Halder, aged about 43 years, by religion Muslim, nationality - Indian, by occupation - Business, having **PAN ADOPH3044G**, residing at Kusumba Halderpara, P.O. - Narendrapur, Police Station - Sonarpur, Kolkata - 700 103, District - South 24 Parganas, West Bengal, (8) **DAFFODIL TOWERS PRIVATE**

LIMITED, a Company within the meaning of the Companies Act, 1956, having its registered office at 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having PAN - AACCD8389C, being represented by one of its Directors and the Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317, G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, (9) PANCHSREE REALTORS PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956, having its registered office at 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having PAN - AAGCP7535G, being represented by its Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317, G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, (10) SIDHIMANGAL COMPLEX PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956, having its registered office at 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having PAN - AARCS8992B, being represented by its Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317, G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, (11) PREMKUNJ ENCLAVE PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956, having its registered office at 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having PAN - AAGCP7534H, being represented by its Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317,

G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, (12) **SANKATSATHI PRIVATE LIMITED**, a Company within the meaning of the Companies Act, 1956, having its registered office at 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having **PAN - AARCS8991C**, being represented by its Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317, G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, (13) **SHIV PARIWAR REAL ESTATE PRIVATE LIMITED**, a Company within the meaning of the Companies Act, 1956, having its registered office at 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having **PAN - AARCS9006Q**, being represented by its Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317, G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, (14) **BRIGHTFUL RESIDENCY PRIVATE LIMITED**, 4B, Castle House, 3<sup>rd</sup> Floor, 5/1, Hungerford Street, Kolkata - 700 017, West Bengal, having **PAN - AAFCB1354E**, being represented by its Constituted Attorney SRI JUGRAJ SINGHI, son of Sri Hanumanmal Singhi, residing at 317, G.T. Road (N), Belurmath, Police Station - Bally, Howrah - 711202, West Bengal, hereinafter jointly referred to as the "**PURCHASERS**" (which term or expression shall, unless excluded by or repugnant or contrary to the subject or context, be deemed to mean and include their respective heirs, successors / successors-in-business/office, legal representatives, executors, administrators and assigned of to **OTHER PART**).

**WHEREAS** one Parijan Bibi, wife of Late Chand Md. Molla, of Kusumba, Sonarpur, was the owner of, amongst others, two plots of land admeasuring 26 decimals in R.S. Dag No. 2283 and 55 decimals in R.S. Dag No. 2283/2518, both the plots being comprised in R.S. Khatian No.1325, J.L. No. 50, Mouza - Kusumba, Police Station - Sonarpur, District - 24 Parganas (as it then was);

**AND WHEREAS** as some portions of the aforesaid two plots along with other plots belonging to the said Parijan Bibi were recorded in the name of One Elai Bux Halder, the said Parijan Bibi filed a suit for declaration and injunction being Title Suit No. 555 of 1957 in the Court of the Learned 2<sup>nd</sup> Munsif at Baruipur;

**AND WHEREAS** in or about February 1959, the aforesaid suit was decreed on the basis of a Solenama filed by the parties to the said suit where under the right, title and interest in respect of the entire 26 decimals in R.S. Dag No. 2283 and 24 decimals out of 55 decimals in R.S. Dag No. 2283/2518, both the plots being comprised in R.S. Khatian No.1325, J.L. No. 50, Mouza - Kusumba, Police Station - Sonarpur, District - 24 Parganas (as it then was);

**AND WHEREAS** by a Deed of Conveyance dated March 31, 1959, registered in the office of the District Sub-Registrar, Baruipur, 24-Parganas (as it then was) and entered in Book No. 1, Volume No. 38, Pages 190 to 192, being No. 2832 for the year 1959, the said Parijan Bibi sold, conveyed and transferred her holding in the aforesaid two plots that is 26 decimals in R.S. Dag No. 2283 and 24 decimals in R.S. Dag No. 2283/2518 thereby a total land measuring 50 decimals, by the

same a little more or less, comprised in R.S. Khatian No.1325, J.L. No. 50, Mouza - Kusumba, Police Station - Sonarpur, District - 24 Parganas (as it then was), for the considerations and on the terms and conditions mentioned therein to one Ahad Ali Molla, son of Samiraddin Molla, of Kusumba, Police Station - Sonarpur, District - 24 Parganas (as it then was);

**AND WHEREAS** thus the said Ahad Ali Molla, by dint of the aforesaid purchase, became the absolute and exclusive owner of the total land measuring about 50 (fifty) decimals, be the same a little more or less, of which 26 decimals are in R.S. Dag No. 2283 and 24 decimals are in R.S. Dag No. 2283/2518, both the plots being comprised in R.S. Khatian No.1325, J.L. No. 50, Mouza - Kusumba, Police Station - Sonarpur, District - 24 Parganas (as it then was), and enjoyed the same during his lifetime free from all encumbrances;

**AND WHEREAS** after promulgation of L.R. Records-of-Right, the aforesaid two plots of land measuring in total 50 (thirteen) decimals were recorded in the L.R. Records-of-Right in favour of the said Ahad Ali Molla in the following manner:

R.S. DAG NO.	R.S. KHATIAN NO.	L.R. DAG NO.	L.R. KHATIAN NO.	QUANTUM
2283	1325	2388	347	26 decimals
<del>2283</del> 2518	1325	2446	347	24 decimals

**AND WHEREAS** the said Ahad Ali Molla died intestate on December 30, 1959 leaving behind him his wife Jamma Bewa, three sons namely Ibrahim Molla, Syeduddin Molla and Saqat Molla and six



daughters namely Firoza Bibi alias Firoza Molla, Khadija Bibi alias Khadija Bibi Mondal, Ajija Bibi alias Ajija Mondal, Anicha Bibi alias Anicha Sipai, Tanuja Bibi alias Tanuja Bibi Dhadi and Ajmira Bibi as the only legal heirs to all his estate including the aforesaid 50 (fifty) decimals of land of which 26 decimals of land is comprised in L.R. Dag No. 2388 corresponding to R.S. Dag No. 2283 and 24 decimals of land is comprised in L.R. Dag No. 2446 corresponding to R.S. Dag No. 2283/2518, both under L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, J.L. No. 50, Touzi No. 255, Mouza - Kusumba, within the municipal limits of the Rajpur-Sonarpur Municipality, Police Station - Sonarpur, District - South 24 Parganas, more fully and particularly described in the Schedule 'A' hereunder written, hereinafter referred to as the "said Entire Plots";

**AND WHEREAS** thus after death of the said Ahad Ali Molla, the said Entire Plots devolved upon the aforesaid Jarina Bewa, Jainaluddin Molla, Aynaluddin Molla, Azizul Molla, Firoza Bibi alias Firoza Molla, Khadija Bibi alias Khadija Bibi Mondal, Ajija Bibi alias Ajija Mondal, Anicha Bibi alias Anicha Sipai, Tanuja Bibi alias Tanuja Bibi Dhali and Ajmira Bibi as per the Faraznama prepared on 15.05.2011 on the basis of Mohammedal law of intestate succession in the following proportion/share:

<u>Names of the Successors</u>	<u>Share in the Plots being L.R. 2388 and 2446</u>
Jarina Bewa	1/8
Jainaluddin Molla	7/48
Aynaluddin Molla	7/48
Azizul Molla	7/48

Firoza Bibi alias Firoza Molla	7/96
Khadija Bibi alias Khadija Bibi Mondal	7/96
Ajija Bibi alias Ajija Mondal	7/96
Anicha Bibi alias Anicha Sipai	7/96
Tanuja Bibi alias Tanuja Bibi Dhali	7/96
Ajmira Bibi	7/96

**AND WHEREAS** out of the aforesaid successors of Ahad Ali Molla, those, namely Jarina Bewa, Azizul Molla, Firoza Bibi alias Firoza Molla and Ajmira Bibi, being the Vendor Nos. 1 to 4 herein, who were holding together  $5/12$  [ $1/8 + 7/48 + 7/96 + 7/96$ ] share in the said Entire Plots, by a Deed of Conveyance dated August 02, 2012, registered in the office of the Additional District Sub-Registrar, Sonarpur, South 24 Parganas, and entered in Book No. I, C.D. Volume No. 28, Pages 2592 to 2616, being No. 10389 for the year 2012, sold, conveyed and transferred their 21.67 decimals equivalent to 13 (thirteen) Cottahs 2 (two) Chittacks being their  $5/12$  share in the said Entire Plots comprised in J.L. No. 50, Touzi No. 255, L.R. Dag Nos. 2388 and 2446 corresponding to R.S. Dag Nos. 2283 and 2283/2518 respectively, L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, Mouza - Kusumba, within the limits of the Rajpur-Sonarpur Municipality, Ward No. 8, Police Station Sonarpur, District South 24 Parganas, to the Vendor Nos. 5 to 10 herein, mentioned as the purchasers therein, for the consideration and on the terms and conditions contained therein.

seized and possessed of and/or otherwise well and sufficiently entitled to All That 10 (ten) decimals [equivalent to 6 (six) Cottahs 43 (forty three) Sq. Ft.], be the same a little more or less, being their 5/12 share in the Plot comprised in L.R. Dag No. 2446 corresponding to R.S. Dag No. 2283/2518, whereas the Vendor Nos. 5 to 10 are jointly and absolutely seized and possessed of and/or otherwise well and sufficiently entitled to All That 10.83 (ten point eight three) decimals [equivalent to 6 (six) Cottahs 9 (nine) Chittacks] in the Plot comprised in L.R. Dag No. 2388 corresponding to R.S. Dag No. 2283, both the plots being under L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, J.L. No. 50, Touzi No. 255, Mouza - Kusumba, within the municipal limits of the Rajpur-Sonarpur Municipality, Ward No. 8, Police Station - Sonarpur, District - South 24 Parganas, and have been enjoying the same free from all encumbrances;

**AND WHEREAS** the Vendors had intended to sell their aforesaid holding measuring in total 12.16 decimals out of their aforesaid holdings of 20.83 decimals, out of which 2.16 (two point one six) decimals in L.R. Dag No. 2388 corresponding to R.S. Dag No. 2283 belong to the Vendor Nos. 5 to 10 and 10 (ten) decimals of land in L.R. Dag No. 2446 corresponding to R.S. Dag No. 2283/2518 belong to the Vendor Nos. 1 to 4 herein, for meeting up some of their urgent requirements and the Purchasers had, after coming to know about such intention of the Vendors, approached the Vendors for purchase of the aforesaid 12.16 (twelve point one six) decimals of land comprised in L.R. Dag No. 2388, Touzi No. 255, L.R. Dag Nos. 2388 and 2446 corresponding to R.S. Dag Nos. 2283 and 2283/2518 respectively, L.R. Khatian No.

347 corresponding to R.S. Khatian No. 1325, Mouza - Kusumba, within the limits of the Rajpur-Sonarpur Municipality, Ward No. 8, Police Station - Sonarpur, District - South 24 Parganas, and after a negotiation between the parties herein, the Vendors had agreed to sale, convey and transfer their holding of 12.16 (twelve point one six) decimals of land, be the same a little more or less, comprised in J.L. No. 50, Touzi No. 255, L.R. Dag Nos. 2388 and 2446 corresponding to R.S. Dag Nos. 2283 and 2283/2518 respectively, L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, Mouza - Kusumba, within the limits of the Rajpur-Sonarpur Municipality, Ward No. 8, Police Station - Sonarpur, District - South 24 Parganas, to the Purchasers and the Purchasers had agreed to purchase the same at or for a total consideration of Rs. 22,34,000/- (Rupees twenty two lac thirty four thousand only) on the terms and conditions hereinafter appearing.

**NOW THIS DEED WITNESSETH** that:

1. In pursuance of the said confirmation of sale and in consideration of the sum of **Rs. 22,34,000/- (Rupees twenty two lac thirty four thousand only)** as lawful money paid by the Purchasers to the Vendors on or immediately before execution of these presents as per Memo of Consideration below (the receipt whereof the Vendors doth hereby admit and acknowledge and of and from the payment of same release and discharge the Purchasers as well as the said land hereby sold) the Vendors doth hereby grant, convey, transfer, assign and assure unto the Purchaser **ALL THAT** the 12.16 (twelve point one six) decimals, equivalent to 7 (seven) cottahs 5 (five) chakras 31 (thirty one) sa. ft., be the same a little more or less, comprised in J.L. No. 50, Touzi No. 255, L.R. Dag Nos. 2388 and 2446 corresponding to R.S. Dag Nos. 2283 and

2283/2518 respectively; L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, Mouza - Kusumba, within the limits of the Rajpur-Sonarpur Municipality, Ward No. 8, Police Station - Sonarpur, District - South 24 Parganas, more fully and particularly described in *Schedule 'B'* hereunder written, hereinafter referred to as the "said land" and the reversion or reversions, remainder or remainders, in connection with the said land **TOGETHER WITH** all rights, title, interest, property claims and demand whatsoever of the Vendors into or upon the said land **TO HAVE AND TO HOLD** the said land hereby granted, conveyed, transferred, assigned and assured and every part or parts thereof respectively together with its respective rights, members and appurtenances whatsoever unto the Purchasers absolutely and for ever free from all encumbrances **SUBJECT NEVERTHELESS** to easements and/or quasi-easements and other stipulations and or provisions in connection with the beneficial use and enjoyment of the said land and the Vendors hereby grant, convey and transfer all their rights and benefits in respect of the said land to the Purchasers;

2. **NOTWITHSTANDING** anything contained herein or done hereto before the Vendors have got an absolute right, title and authority to convey, sell and/or otherwise transfer the said land as described in *Schedule 'B'* hereunder written and all rights, privileges and appurtenances thereto belonging and hereby sold, conveyed and transferred to the Purchasers in the manner herein appearing and also the Purchasers shall and may hereafter

peaceably and quietly possess and enjoy the said land and all appendages and appurtenances thereto and every part thereof and enjoy the same in the manner and subject to the provisions hereof but otherwise without lawful interruption whatsoever from or by the Vendors or any person or persons lawfully or equitably claiming for all claims, attachments and encumbrances made or suffered by the Vendors.

3. At or before execution of these presents, the Vendors herein declare that:
- (i) The Vendors are the absolute and exclusive owners of the said land;
  - (ii) The Vendors have a clear and good marketable title in respect of the said land;
  - (iii) The Vendors have not granted any right or interest to any person including any association of persons, organisation, company, firm, corporation, institution as tenant or lessee or otherwise;
  - (iv) The entirety of the said land is vacant and the Vendors have possessed the said land peacefully.
4. The said land is not subject to any charges, trust, liens, attachment or demands whatsoever done by the Vendors now subsisting on the said land and has not been offered as security or otherwise to any Court or revenue Authority.

5. All the taxes, land revenue and their impositions payable in respect of the said land till date have been fully paid by the Vendors and if any portion of such be found to have remain unpaid for the period unto that the same shall be deemed to be the liability of the Vendors and realizable from the Vendors and payable by the Vendors to the Purchasers.
6. The Purchasers shall henceforth peaceably and quietly hold, possess and enjoy the rents, issues and profits derivable from and out of the said land without any hindrance, interruption or disturbance from or by the Vendors, and/or any other person or persons claiming through or under in trust for the Vendors and/or any let, hindrance, interruption or disturbances by any person or persons whomsoever.
7. The Purchasers shall be entitled to sell, let out on rent, transfer, gift, lease or otherwise alienate the said land hereby sold, conveyed and transferred and/or assigned unto the Purchasers to any person or persons without any consent of the Vendors and/or any other person at any price or consideration at the absolute discretion of the Purchasers.
8. That any error in the description of the said land, if subsequently discovered, will not vitiate this sale but may be corrected by the Vendors by executing rectification deed or deeds in favour of the Purchasers at the cost of the Purchasers.
9. The Vendors shall from time to time and at all times hereafter, recover any arrears of tax and at the cost of the Purchasers.

make, acknowledge, execute and perfect all such further and other lawful and reasonable acts, deeds, conveyances, matters, things and assurances whatsoever for further, better or more perfectly assuming the said land and/or part thereof unto the Purchasers in the manner aforesaid as shall or may be reasonably required.

10. The Vendors shall, unless prevented by fire or some other inevitable accident, from time to time and at all times hereafter upon every reasonable request and at the cost of the Purchasers, produce to them or to their men, agents, attorneys or at any trial commission, examination or otherwise, as occasion shall require, any deed, document and/or writing as may be reasonably required by the Purchasers from time to time AND ALSO shall at the like request and cost of the Purchasers deliver to the Purchasers such attested or other copies or extracts of and from such deeds and writings as the Purchasers may require.
  
11. It shall be lawful for the Purchasers at all times hereafter peaceably and quietly to enter into, hold, possess, occupy and enjoy the said land and receive the rents, issues and profits thereof without any hindrance, interruption, disturbance, claim and/or demand whatsoever by the Vendors or any person or persons claiming any estate, right, title and interest from, under, through or in trust for the Vendors and free and clear, freely and clearly and absolutely unqualified, exonerated and forever incumbered.



12. The Vendors hereby accept and confirm the terms and conditions of sale and/or transfer of possession hereby in favour of the Purchasers and the Purchasers also accept the terms and conditions of sale as stipulated herein.
13. That notwithstanding any act, deed, matter or thing whatsoever done by the Vendors, the Purchasers shall be entitled to sell, let out on rent, transfer, gift, lease or otherwise alienate the said land hereby sold, conveyed, transferred and assigned unto the Purchasers to any person or persons without any consent of the Vendors and/or any other person at any price or consideration at the absolute discretion of the Purchasers in accordance with law.
14. The Vendor Nos. 1 to 4 herein declare that as they have received the entire consideration money for their share of land as conveyed hereunder from the Vendor Nos. 5 to 10 herein, they have no claim against the money received as consideration under these presents and the Vendor Nos. 5 to 10 shall be entitled to the full consideration money hereunder except a sum of Rs. 4/- (Rupees Four) as a token consideration money to be received by the Vendor Nos. 1 to 4.
15. The Vendors shall, with the execution of these presents, handover lawful and vacant possession of the said land to the Purchasers.
16. The Vendors collectively doth hereby irrevocably nominate, constitute and appoint the Purchasers and/or their authorised person or persons to be appointed by the Vendors from time to time to be their sole and lawful Attorney for and on behalf of the

Vendors to perform any act or deed in the matters relating to the said land as conveyed under these presents including effecting and/or carrying out, whether by signing or otherwise, any modification, declaration and/or declaration before any authority or authorities including the Registration Authority/Authorities and to admit any execution thereof under the signatures of the said Attorney or Attorneys, who may, for the purpose of carrying out the objects under this Clause, act jointly or severally, as we could do if we have remained personally present for further, better or more perfectly assuming the said land and/or part thereof unto the Purchasers and the Vendors do hereby ratify and confirm and agree to ratify and confirm all and whatsoever acts, deeds and things as may be performed and/or executed by the said Attorney or Attorneys.

17. The Vendors and the Purchasers shall abide by the provisions contained in this Deed.

**SCHEDULE 'A' ABOVE REFERRED TO:**  
**(SAID ENTIRE PLOTS)**

**ALL THAT** the piece and parcel of **Danga** land measuring about 50 (fifty) decimals, be the same a little more or less, of which 26 decimals of land is comprised in L.R. Dag No. 2388 corresponding to R.S. Dag No. 2283 and 24 decimals of land comprised in L.R. Dag No. 2446 corresponding to R.S. Dag No. 2283/2518, both under L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, J.L. No. 70, Touza No. 255,

as detailed without further reservation in the schedule hereto.

Municipality, Ward No. 8, Police Station - Sonarpur, District - South 24 Parganas, and butted and bounded by:

**ON THE NORTH:** R.S. Dag No. 2218

**ON THE SOUTH:** R.S. Dag No. 2283 (Part)

**ON THE EAST:** R.S. Dag No. 2284

**ON THE WEST:** R.S. Dag No. 2282

**: SCHEDULE 'B' ABOVE REFERRED TO:**

**ALL THAT** the piece and parcel of land classified as **Danga**, measuring about 12.16 (twelve point one six) decimals equivalent to 7 (seven) Cottahs 5 (five) Chittacks 41 (forty one) Sq. Ft., be the same a little more or less, comprised in J.L. No. 50, Touzi No. 255, L.R. Dag Nos. 2388 and 2446 corresponding to R.S. Dag Nos. 2283 and 2283/2518 respectively, L.R. Khatian No. 347 corresponding to R.S. Khatian No. 1325, Mouza - Kusumba, within the limits of the Rajpur-Sonarpur Municipality, Ward No. 8, Police Station - Sonarpur, District - South 24 Parganas], as delineated with red ink in the map/plan annexed hereto, out of the land described in Schedule 'A' above and the land is conveyed by the Vendors in the following manner.

Vendor No.	L.R. Dag No.	R.S. Dag No.	L.R. Khatian No.	R.S. Khatian No.	Quantum
1 to 4	2446	2283/2518	347	1325	10 decimals
5 to 10	2388	2283	347	1325	2.16 decimals

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

**SIGNED AND DELIVERED**

By the PARTIES above named at  
Kolkata in presence of the  
Following WITNESSES

1. Parichita Ray  
o/c Srimanta Ray,  
Sampurna, Kamruti,  
Ballala - Kat - 700150

2. Mahan Saha  
S/o G. C. Saha  
P.O. & P.S. - Sampurna  
Ward No - 10  
Kat - 150, W.B.



L.T.G. of  
Jarina Bewa  
By the Pen of  
Srimanta Ray  
Adv.

1. (JARINA BEWA  
@ ALIAS JORINA BEWA  
@ JARINA BIBI)

Azizul Molla

2. (AZIZUL MOLLA)



L.T.G. of Feroza Bibi  
By the Pen of Srimanta  
Ray, Adv.

3. (FEROZA BIBI @ FIROZA MOLLA)

AJMIRA BIBI

4. (AJMIRA BIBI)

Rohima Khatun Bibi

5. (ROHIMA KHATUN BIBI)

Najnin Mondal  
Najnin Khatun

6. (NAJNIN KHATUN)

Rajesh Chowdhury

7. (RAJESH CHOWDHURY)

Manoj Chowdhury

8. (MANOJ CHOWDHURY)

Abidhossain Molla

9. (ABIDHOSSAIN MOLLA)

Kishore Gope

10. KISHORE GOPE

**SIGNATURE OF THE VENDORS**

Abdul Khalek Mondal

1. (ABDUL KHALEK MONDAL)

Badra Alam Mondal

2. (BADRA ALAM MONDAL)

Rehana Bibi

3. (REHANA BIBI)

Najin Hossain Molllick

4. (NAJIN HOSSAIN MOLLICK)

- Nasir Sardar*  
5. (NASIR SARDAR)
- Abul Kalam Halder*  
6. (ABUL KALAM HALDER)
- Ayub Halder*  
7. (AYUB HALDER)

8. (DAFFODIL TOWERS PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956);

9. (PANCHSREE REALTORS PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956);

10. (SIDHIMANGAL COMPLEX PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956);

11. (PREMKUNJ ENCLAVE PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956)

12. (SANKATSATHI PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956)

13. (SHIV PARIWAR REALESTATE PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956)

14. (BRIGHTFUL RESIDENCY PRIVATE LIMITED, a Company within the meaning of the Companies Act, 1956).

Nos.8, 9, 10,11,12,13 and 14 all the Companies being represented by their Authorised Representative and Constituted Attorney-

Drafted and prepared and also read over and explain by me to the EXECUTANS herein in their mother Language and the Vendors collectively Hereby admit that the contents of this Deed are true and correct-

*Srimanta Ray*

(Srimanta Ray)  
LL.M, Advocate.  
1992/2008  
High Court, Calcutta.  
C/o Asiatic Typewriters,  
6A, R. S. Roy Road, Ground floor,  
Kolkata- 700001.  
Mobile No.9903588279.

*Jugraj Singh*  
(SHRI JUGRAJ SINGH)

SIGNATURE OF THE PURCHASERS


Received of and from the within named Purchasers the within mentioned sum of Rs. 22, 34,000/- (Rupees twenty two lac thirty four thousand only) being the consideration money paid under this Deed in the following manner:

MEMO OF CONSIDERATION:

Sl. No	Date	Particulars of Cash	Favouring of	Amount of Rs.
1.	20.03.2013	Cash	JARINA BEWA @ JORINA BEWA @ JARINA BIB.	Rs. 1/-
2.	20.03.2013	Cash	AZIZUL MOLLA	Rs. 1/-
3.	20.03.2013	Cash	FEROJA BIBI	Rs. 1/-
4.	20.03.2013	Cash	AJMIRA BIBI	Rs. 1/-
5.	20.03.2013	Cash	ROHIMA KHATUN BIBI	Rs. 3,72,332/-
6.	20.03.2013	Cash	NAJIN MONDAL	Rs. 3,72,332/-
7.	20.03.2013	Cash	RAJESH CHOWDHURY	Rs. 3,72,333/-
8.	20.03.2013	Cash	MANOJ CHOWDHURY	Rs. 3,72,333/-
9.	20.03.2013	Cash	ABID HOSSAIN MOLLA	Rs. 3,72,333/-
10.	20.03.2013	Cash	KISHORE MOHA	Rs. 3,72,333/-
Aggregating of Rupees twenty two lac thirty four thousand only.			Total:	22, 34,000/- =====


WITNESSES

1. Pariculata Ray  
D/o Srimanta Ray  
Sonapur, Kamrabad,  
Kolkata - 700150

  
L.T.S. of  
Jarina Beba  
By the Pen of  
Srimanta Ray  
Adv.

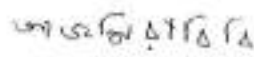
1. (JARINA BEWA  
@ ALIAS JORINA BEWA  
@ JARINA BIB)

Azizul Molla  
2. (AZIZUL MOLLA)

  
L.T.S. of Feroja Bibi  
By the Pen of Srimanta Ray  
Adv.

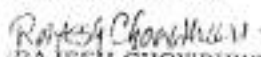
3. (FEROJA BIBI @ FIROZA MOLLA)

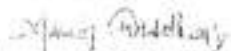
2. Mahan Halder  
S/o G. C. Halder  
Ward No - 11  
Kolkata - 700150 - W.B.

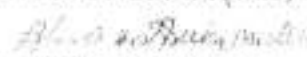
  
4. (AJMIRA BIBI)  
Rowina Khatun Bibi

5. (ROHIMA KHATUN BIBI)  
Rohina Khatun  
Najin Mondal

6. (NAJIN KHATUN)

  
7. (RAJESH CHOWDHURY)

  
8. (MANOJ CHOWDHURY)

  
9. (ABID HOSSAIN MOLLA)

SPECIMEN FORM FOR TEN FINGER PRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

L.T.S.A. Jarina Bevia. By the Pan of Srimatee Rang Adv.



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Arizul Molla



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					



L.T.S.A. Feroja Bitt By the Pan of Srimatee Rang Adv.



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

L.T.S.A. S. G. S.

SPECIMEN FORM FOR TEN FINGER PRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Rakima Khatun Bibi



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Sajin Mondol



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Rakesh Chowdhury



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Manoj Kumar Sharma



SPECIMEN FORM FOR TEN FINGER PRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Abul Haque Molla*



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Kishor Gope*



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Abul Khaled Molla*



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Bishnu Kumar Mondal*

SPECIMEN FORM FOR TEN FINGER PRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Rehana Bibi*



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Najim Hossain Molla*



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Nasir Sarda*



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

*Abul Kalam Molla*

SPECIMEN FORM FOR TEN FINGER PRINTS



		<b>INDEX FINGER</b>	<b>RING FINGER</b>	<b>MIDDLE FINGER</b>	<b>FORE FINGER</b>	<b>THUMB</b>
<b>LEFT HAND</b>						
		<b>THUMB</b>	<b>FORE FINGER</b>	<b>MIDDLE FINGER</b>	<b>RING FINGER</b>	<b>LITTLE FINGER</b>
<b>RIGHT HAND</b>						

*Arts Herald*



		<b>LITTLE FINGER</b>	<b>RING FINGER</b>	<b>MIDDLE FINGER</b>	<b>FORE FINGER</b>	<b>THUMB</b>
<b>LEFT HAND</b>						
		<b>THUMB</b>	<b>FORE FINGER</b>	<b>MIDDLE FINGER</b>	<b>RING FINGER</b>	<b>LITTLE FINGER</b>
<b>RIGHT HAND</b>						



		<b>LITTLE FINGER</b>	<b>RING FINGER</b>	<b>MIDDLE FINGER</b>	<b>FORE FINGER</b>	<b>THUMB</b>
<b>LEFT HAND</b>						
		<b>THUMB</b>	<b>FORE FINGER</b>	<b>MIDDLE FINGER</b>	<b>RING FINGER</b>	<b>LITTLE FINGER</b>
<b>RIGHT HAND</b>						



		<b>LITTLE FINGER</b>	<b>RING FINGER</b>	<b>MIDDLE FINGER</b>	<b>FORE FINGER</b>	<b>THUMB</b>
<b>LEFT HAND</b>						
		<b>THUMB</b>	<b>FORE FINGER</b>	<b>MIDDLE FINGER</b>	<b>RING FINGER</b>	<b>LITTLE FINGER</b>
<b>RIGHT HAND</b>						

SPECIMEN FORM FOR TEN FINGER PRINTS

PHOTO	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

PHOTO	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

PHOTO	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER



LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

*Handwritten signature*









STATE OF CALIFORNIA  
 DEPARTMENT OF JUSTICE  
 DIVISION OF INVESTIGATION  
 1000 CALIFORNIA STREET  
 SACRAMENTO, CALIFORNIA 95833

Government of West Bengal  
 Department of Finance (Revenue), Directorate of Registration and Stamp Revenue  
 Office of the A.D.S.R. SONARPUR, District- South 24-Parganas  
 Signature / LTI Sheet of Serial No. 04454 / 2013, Deed No. (Book - I , 03600/2013)

Signature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Ugraj Singhi 17, G T Road ( N ), Belurmath, Thana:-Bally, District:-Howrah, WEST BENGAL, India, Pin :-711202	 20/03/2013	 LTI 20/03/2013	For Premkunj Enclave Pvt Ltd For Anshree Realtors Pvt. Ltd. For Sakatsahi Properties Pvt. Ltd. For Sishimangal Complex Pvt. Ltd. For Brightful Residency Pvt. Ltd. For Shivpariwar Real Estate Pvt. Ltd.  Ugraj Singhi 20/03/2013 Authorized Signature













Signature of the person(s) admitting the Execution at Office.

No.	Admission of Execution By	Status	Photo	Finger Print	Signature
1	Jarina Bewa Address -Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	L.T.I Jarina Bewa By the hand of Srimantibeky Ad
2	Azizul Molla Address -Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	Azizul Molla
1	Feroja Bibi Address -Molla Para Sree Nagar, Thana:-Canning, P.O. :-Ghutarisarif ,District:-South 24-Parganas, WEST BENGAL, India,	Self	 20/03/2013	 LTI 20/03/2013	২০/০৩/১৩
1	Ajmira Bibi Address -Paschim Sipur Hatkola Para, Thana:-Sonarpur, P.O. :-Banthogh District:-South 24-Parganas, WEST BENGAL, India,	Self	 20/03/2013	 LTI 20/03/2013	২০/০৩/১৩

NOTIFICATION NO. 2013/2013  
 ২০/০৩/১৩

Government of West Bengal  
 Department of Finance (Revenue), Directorate of Registration and Stamp Revenue  
 Office of the A.D.S.R. SONARPUR, District- South 24-Parganas  
 Signature / LTI Sheet of Serial No. 04454 / 2013, Deed No. (Book - I , 03600/2013)

Signature of the person(s) admitting the Execution at Office.













No.	Admission of Execution By	Status	Photo	Finger Print	Signature
4	Rohima Khatun ( Bibi ) Address -A 26, Sukanta Pally, M G Road, Kolkata, District:- South 24-Parganas, WEST BENGAL, India, Pin :-700082	Self	 20/03/2013	 LTI 20/03/2013	Rohima Kha
11	Najrin Khatun Address -Kusumba Halder Para, Thana -Sonarpur, P.O. :-Narendrapur District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	Najrin Mondal
7	Rajesh Chowdhury Address -Jagannathpur, Thana:-Sonarpur, P.O. :-R K Polly ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	Rajesh Chowdhury
13	Manoj Chowdhury Address -Jagannathpur, Thana:-Sonarpur, P.O. :-R K Polly ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	Manoj Chowdhury
7	Abidhossain Molla Address -Kusumba, Halderpara, Thana:-Sonarpur, P.O. :-Narendrapur District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	Abidhossain Molla
7	Kishore Gope Address -Jagannathpur, Thana -Sonarpur, P.O. :- R K Polly ,District:-South 24 Parganas, WEST BENGAL, India, Pin :- 700103	Self	 20/03/2013	 LTI 20/03/2013	Kishore Gope

*(Signature)*  
20/03/2013

LTI

Government of West Bengal  
 Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue  
 Office of the A.D.S.R. SONARPUR, District- South 24 Parganas  
 Signature / LTI Sheet of Serial No. 04454 / 2013, Deed No. (Book - I , 03600/2013)



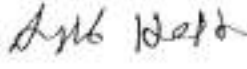


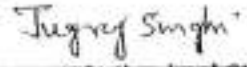
Signature of the person(s) admitting the Execution at Office.

No.	Admission of Execution By	Status	Photo	Finger Print	Signature
11	Abdul Khalek Mondal Address -Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	<i>Abdul Khalek Mondal</i>
12	Badra Alam Mondal Address -Jagannathpur, Thana:-Sonarpur, P.O. :-R A Pally ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700150	Self	 20/03/2013	 LTI 20/03/2013	<i>Badra Alam</i>
13	Rehana Bibi Address -Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700150	Self	 20/03/2013	 LTI 20/03/2013	<i>Rehana Bibi</i>
14	Najir Hossain Mollick Address -Jagannathpur, Thana:-Sonarpur, P.O. :-R K Pally ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700150	Self	 20/03/2013	 LTI 20/03/2013	<i>Najir Hossain Mollick</i>
15	Nasir Sardar Address -A 26, Sukanta Pally, M G Road, Kolkata, Thana:-Thakurpukur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700082	Self	 20/03/2013	 LTI 20/03/2013	<i>Nasir Sardar</i>
16	Abul Kalam Halder Address -Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self	 20/03/2013	 LTI 20/03/2013	<i>Abul Kalam Halder</i>

80  
 District Office  
 SOUTH 24 PARGANAS DISTRICT  
 SONARPUR

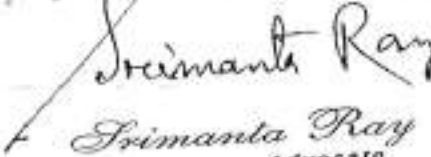
Government of West Bengal  
 Department of Finance (Revenue), Directorate of Registration and Stamp Revenue  
 Office of the A.D.S.R. SONARPUR, District- South 24-Parganas  
 Signature / LTI Sheet of Serial No. 04454 / 2013, Deed No. (Book - I , 03600/2013)

Signature of the person(s) admitting the Execution at Office.

Sl No.	Admission of Execution By	Status	Photo	Finger Print	Signature
17	Ayub Halder Address -Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103	Self		 LTI	
18	Jugraj Singhi Address -317, G T Road ( N ), Belurmah, Thana:-Bally, District:-Howrah, WEST BENGAL, India, Pin :-711202	Self		 LTI	 For Premkunj Encl. v. v. v. For Anchshree Realtors Pvt. For Sankatsathi Properties Pvt. For Sidhimangal Complex Pvt. For Brightful Residency Pvt. L For Shivpariwar Real Estate P

Name of Identifier of above Person(s)  
 Trimanta Roy  
 High Court Kolkata, Kolkata, District:-Kolkata, WEST  
 BENGAL, India,

Authorized Signatory  
 Signature of Identifier with Date

  
 Trimanta Roy  
 Advocate  
 High Court, Calcutta  
 C/o. Asiatic Typewriters  
 6A, K. S. Roy Road, Kolkata - 700 001  
 Mob. 9903588279

20.03.2013





Government Of West Bengal  
Office Of the A.D.S.R. SONARPUR  
District:-South 24-Parganas

Endorsement For Deed Number : I - 03600 of 2013  
(Serial No. 04454 of 2013)

On 20/03/2013

**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, 4 of Indian Stamp Act 1899, also under section 5 of West Bengal Land Reform Act, 1955, Court fee stamp paid Rs 10/-

**Payment of Fees:**

Amount by Draft

Rs. 29197/- is paid , by the draft number 124400, Draft Date 20/03/2013, Bank Name State Bank Of India, SONARPUR, received on 20/03/2013

( Under Article : A(1) = 29183/- ,E = 14/- on 20/03/2013 )

**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.-26,53,088/-

Certified that the required stamp duty of this document is Rs.- 185736 /- and the Stamp duty paid as Impresive Rs.- 5000/-

**Deficit stamp duty**

Deficit stamp duty

1. Rs. 49000/- is paid , by the draft number 124397, Draft Date 20/03/2013, Bank : State Bank Of India SONARPUR, received on 20/03/2013
2. Rs. 49000/- is paid , by the draft number 124398, Draft Date 20/03/2013, Bank : State Bank Of India SONARPUR, received on 20/03/2013
3. Rs. 49000/- is paid , by the draft number 124399, Draft Date 20/03/2013, Bank : State Bank Of India SONARPUR, received on 20/03/2013
4. Rs. 33800/- is paid , by the draft number 124401, Draft Date 20/03/2013, Bank : State Bank Of India SONARPUR, received on 20/03/2013

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

Presented for registration at 15.04 hrs on :20/03/2013, at the Office of the A.D.S.R SONARPUR by Jugraj Singh, one of the Claimants

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

Execution is admitted on 20/03/2013 by

1. Jagna Bewa Mrs. Jagna Bewa wife of Lt. Anad Ali Molla , Kusumba Halder Para, Thana-Sonarapur (P.O) Narandahat, District South 24 Parganas, WEST BENGAL, India, Pin -700103. By Caste Medha By Profession- Housewife



Government Of West Bengal  
Office Of the A.D.S.R. SONARPUR  
District:-South 24-Parganas

Endorsement For Deed Number : I - 03600 of 2013  
(Serial No. 04454 of 2013).

- 2 Azizul Molla, son of Lt. Ahad Ali Molla , Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Muslim, By Profession : Business
3. Feroja Bibi Alias Firoza Molla, wife of Rasid Molla , Molla Para Sree Nagar, Thana:-Canning, P.O. :-Ghutarisarif, District:-South 24-Parganas, WEST BENGAL, India, , By Caste Muslim, By Profession : House wife
- 4 Ajmira Bibi, wife of Yeakub Sardar , Paschim Sipur Hatkola Para, Thana:-Sonarpur, P.O. :-Banhoogla, District:-South 24-Parganas, WEST BENGAL, India, , By Caste Muslim, By Profession : House wife
- 5 Rohima Khatun ( Bibi ), wife of Nasir Sardar , A 26, Sukanta Pally, M G Road, Kolkata, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700082, By Caste Muslim, By Profession : House wife
- 6 Najnin Khatun, daughter of Abdul Khalek Mondal , Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Muslim, By Profession : Student
7. Rajesh Chowdhury, son of Mahabal Chowdhury , Jagannathpur, Thana:-Sonarpur, P.O. :-R K Polly, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Hindu, By Profession : Business
8. Manoj Chowdhury, son of Mahabal Chowdhury , Jagannathpur, Thana:-Sonarpur, P.O. :-R K Polly, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Hindu, By Profession : Business
9. Abidhossain Molla, son of Mansur Molla , Kusumba, Halderpara, Thana:-Sonarpur, P.O. :-Narendrapur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Muslim, By Profession : Business
10. Kishore Gope, son of Manik Gope , Jagannathpur, Thana:-Sonarpur, P.O. :-R K Polly, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Hindu, By Profession : Business
11. Abdul Khalek Mondal, son of Lt. Abdul Jabbar Mondal , Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Muslim, By Profession : Business
12. Badra Alam Mondal, son of Ramjan Ali Mondal , Jagannathpur, Thana:-Sonarpur, P.O. :-R A Pally, District:-South 24 Parganas, WEST BENGAL, India, Pin :-700150, By Caste Muslim, By Profession : Business
13. Rehana Bibi, wife of Lt. Abdul Khalek Mondal , Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700150, By Caste Muslim, By Profession : House wife
14. Naji Hussain Molla's, son of Yousuf Ali Mollick , Jagannathpur, Thana:-Sonarpur, P.O. :-R K Polly, District:-South 24 Parganas, WEST BENGAL, India, Pin :-700150, By Caste Muslim, By Profession : Business



Government Of West Bengal  
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District:-South 24-Parganas

Endorsement For Deed Number : I - 03600 of 2013  
(Serial No. 04454 of 2013)

15. Nasir Sardar, son of Kajem Sardar , A 26, Sukanta Pally, M G Road, Kolkata, Thana:-Thakurpukur, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700082, By Caste Muslim, By Profession Business
16. Abul Kalam Halder, son of Lt. Ramjan Ali Halder , Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Muslim, By Profession : Business
17. Ayub Halder, son of Lt. Karim Bux Halder , Kusumba Halder Para, Thana:-Sonarpur, P.O. :-Narendrapur ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700103, By Caste Muslim, By Profession : Business
18. Jugraj Singhi  
Representative, Daffodil Towers Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
Representative, Panchsree Realtors Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
Representative, Sidhimangal Complex Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
Representative, Premkunj Enclave Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
Representative, Sankatsathi Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
Representative, Shiv Pariwar Real Estate Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
Representative, Brightful Residency Pvt. Ltd., 4 B, Castle House, 5/1, Hungerford Street, Kolkata, District:-Kolkata, WEST BENGAL, India, Pin :-700017.  
By Profession : Business  
Identified By Srimanta Roy, son of . . . High Court Kolkata, Kolkata, District:-Kolkata, WEST BENGAL, India. By Caste: Hindu, By Profession: Advocate.

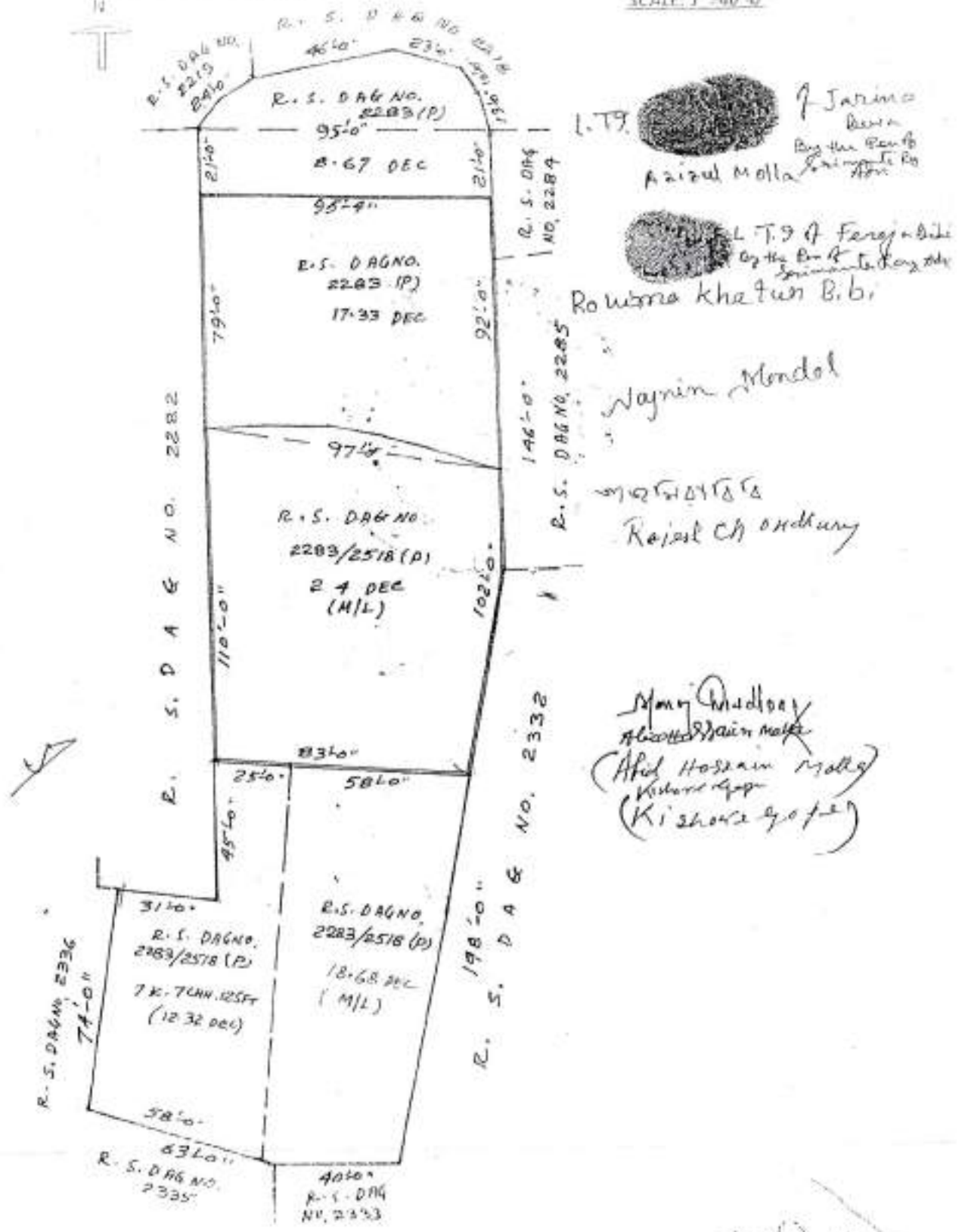
( Biswajit Dey )  
ADDITIONAL DISTRICT SUB-REGISTRAR

10  
10/10/2013  
10/10/2013

10/10/2013  
10/10/2013

REPUBLIC OF INDIA  
 GOVERNMENT OF BIHAR  
 DEPARTMENT OF REVENUE  
 OFFICE OF THE DISTRICT MAGISTRAR  
 PATNA

SCALE: 1"=40' 0"



L.T. 7 Jarina  
 Bawa  
 By the Panch  
 Rajmatta Ra  
 Han

L.T. 7 Farjan Biki  
 By the Panch  
 Rajmatta Ra  
 Han

Rowtra khetun B. b.

Waynin Mandol

मोहनचन्द्र  
 Rajat Ch andhary


मंगलचन्द्र  
 अलोट्टा रान मल्ल  
 (Arid Hosam Malla)  
 Kishore Das  
 (Kishore Das)

Ashish Kumar Mandal  
 (Scribe)  
 V.L. Panchayat  
 P.O. Farjhan Biki  
 Dist. Saran, Bihar

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I  
CD Volume number 8  
Page from 6923 to 6961  
being No 03600 for the year 2013.



  
(Biswajit Dey) 21-March-2013  
ADDITIONAL DISTRICT SUB-REGISTRAR  
Office of the A.D.S.R. SONARPUR  
West Bengal

Government of West Bengal  
Office of the A.D.S.R. SONARPUR  
W.B. FORM NO. 1504

Date: 20/03/2013

Serial No. 04454/2013 Deed No. I-03600/2013  
 Presentant Name Jugraj Singhi Claimant Name Abdul Khalek Mondal and others  
 Executant Name Jarina Bewa and others  
 Type of Deed Sale Document  
 Market Value Rs 26,53,088/-  
 Addl. Transaction Declaration(2)

Fees & Standard User charges Paid (Break up as below) **Rs 29,462/-** Stamp Duty Paid (Break up as below) **Rs 1,85,800/-**

Fees & Standard User charges Paid (Break up as below)				Stamp Duty Paid (Break up as below)			
1. By Cash *		<b>Rs 265/-</b>		1. By Stamp		<b>Rs 5,00</b>	
2. By Draft/BC/SABR		<b>Rs 29,197/-</b>		2. By Draft/BC/SABR/Challan		<b>Rs 1,80,80</b>	
SL. No.*	Date *	Amount (Rs.)		SL. No.	No.*	Date *	Amount (Rs.)
1.	20/03/2013	29,197/-		1.	124397	20/03/2013	49,00
				2.	124398	20/03/2013	49,00
				3.	124399	20/03/2013	49,00
				4.	124401	20/03/2013	33,80

Article :A(1)=29,183/-, E=14/-,

By Cash\* Amount includes Standard User Charge of Rs 265/-  
 No\* - Draft/Bankers Cheque/SABR/Challan No. Date \*  
 -Draft/Bankers Cheque/SABR/Challan Date

Registering Officer  
A.D.S.R. SONARPUR