

পশ্চিমবঞ্জ पश्चिम बंगाल WEST BENGAL

X 747235

Certified that the document is attribued a registrate. The particular sheet/shrets a the endomentary ment sheets attached with this occurrent wie the part of this occurrent.

Additional District Ten Registrat Rajathet, New York, North 24-Pgs

27 APR 2817

THIS INDENTURE made this the 26 day of April, 2017

BETWEEN (I) (SRI) SANKAR SARDAR alias (Srij Shankar Sardar, (I.T. PAN-BCEPS7552J) son of Late Harri Sardar, by Caste-Hindu. by Occupation-Business, by Nationality Indian,



1 00 A 74 500 4



1 20 AM Samia



भाग्रस सम्बद्धाः भाग्रस सम्बद्धाः



, Bipalsas.

Sla L.t. Mono Rangon Bab

VILL Reakgoyami bo+ ps. Rajarkut ket 135 Assisted to content Sub-Registrar Resemble, New Team, North 24-Pgs

125 ... 1017

426

residing at Bhatenda, P.S. Rajarhat, District North 24-Parganas, Kelkata 700 135, and (2) (SRI) TARAK SARDAR, (I.T. PAN-BPPS9596L), son of Late Huru Santar, by Caste-Hindu, by Occupation-Business, by Nationality-Indian, residing at Santar Para Rekjouni, P.S. Rajarhat, District North 24-Parganas, Kelkata 700 135, heremafter jointly and / or collectively referred to and called as the "VENDORS" [which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, successors-in-interest, trustees, executors, administrators, legal representatives and/or assigns] of the ONE PART;

#### AND

(1) RHYTHM VINIMAY PRIVATE LIMITED. (I.T. PAN-AAFCR1750C). (2) RICHNESS VINIMAY PRIVATE LIMITED. (I.T. PAN-AAFCR4254D), both the Companies having their registered office at "Executive Palace". CA-16/2A, Rail Pukur Road, Deshbandhu Nagar, Kolkata-700059, and (3) PROSPERITY MARCOM PRIVATE LIMITED. (I.T. PAN-AAGCP1518D), having its registered office at "VIP Enclave", Block-A, Flar No-104, VIP Road, Raghunathpur, Kolkata-700059, represented by its Authorised Signatory (Mr.) Anand Rumar Shah. (I.T. PAN-ATDPS6861R) son of Sri Shravan Rumar Shah, residing at Green Valley Housing Complex, Flat No. A-505, Chiriamore, Kaikhali, Kolkata-700-136, hereinafter referred to and called as the "PURCHASERS" [which expression shall tinless excluded by or impugnant to the subject or context be deemed to mean and

include their respective its successors-in-office executors, administrators, legal representatives and/or assigns) of the **OTHER PART**;

WHEREAS one (1) Rabindra Nath Pal, and (2) Sachindra Nath Pal, were the recorded owners of ALL THAT piece or parcel of land measuring about I (One) Cottah and 13 (Thirteen) Chittacks, more or less, lying and situated at Mouza-REKJOANI, J. L. No. 13, comprised in R.S. / L.R. Dag No. 426, recorded in L.R. Khatian No.4242 and 4243, under Police Station-Rajarhat, District North 24-Parganas, hereinefter called as the SAID PROPERTY, more fully described in the SCHEDULE hereunder written:

AND WHEREAS by execution of a Saf Bileray Kobala dated 20th day of December, 2000 the said [1] Rabindra Nath Pal, and [2] Sachindra Nath Pal, sold, transferred, conveyed, granted, assigned and assigned the Said Property to Sril Animesh Guchhait, which was duly registered in the office of the Additional District Sub-Registrar, Bidhan Nagar, Salt Lake City and recorded into Book No. 1, Volume No. 185, Pages 25 to 32, Being No. 7410 for the year 2000, against the valuable consideration mentioned therein, absolutely and forever.

AND WHEREAS by execution of a Saf Bikray Kobala dated 27th day of March, 2003 the said [Bri) Animesh Guchhait, sold, transferred, conveyed, granted, assigned and assured the Said Property to [1] [Bri] Dulai Karmakar, and [2] [Bri] Joydeb Karmakar, which was duly registered in the office of the Additional District Sub-Registrar, Bidhan Nagar, Sait Lake City and recorded into Book No. 1, Volume No. 398, Pages 264 to 281, Being No. 07076 for the year 2003, against the valuable consideration mentioned therein, absolutely and forever:

AND WHEREAS by execution of a Saf Bikray Kobala dated 12th day of June, 2006 the said (1) (Bri) Dulai Karmakar, and (2) (Bri) Joydeb Karmakar, sold, transferred, conveyed, granted, assigned and assured the Said Property to (1) (Bri) Sankar Sardar and (2) (Bri) Tarak Sardar, the Vendors herein, which was duly registered in the office of the Additional District Sub-Registrar, Bidhan Nagar, Salt Lake City and recorded into Book No. 1, Volume No. 390, Pages 1 18 23, Being No. 6467 for the year 2006, against the valuable consideration mentioned therein and thus handed over the vacant and peaceful possession of the aforesaid landed property to the purchasers therein, absolutely and forever:

AND WHEREAS the Vendors due to paucity of funds and inability to administer and maintain the Said Property, has agreed to sell and the Purchasers herein has agreed to Purchase the Said Property, at and for a Total Consideration of Rs.20,00,000/[Rupees Twenty Lac] only, which according to the parties herein is fair and reasonable market value.

#### NOW THIS INDENTURE WITNESSETH as follows:

 In pursuance of agreements and in consolidated consideration of sum of Rs.20,00,000/ Rupees Twenty Lac| only duly paid by the Purchasers to the Vendors, at or before the execution of this instruments (the receipt whereof the Vendors do hereby as well as by the receipt and memo hereunder written admit and acknowledge and of and from the payment of the same or every part thereof forever acquit release and discharge the Purchasers as also every portion of the demised plot of land free from the same) the Vendors doth hereby grant sell convey transfer assign and assure unto the Purchasers ALL THAT piece or purcel of a plot of land messoring about 1 (One) Cottah and 13 (Thirteog) Chittacks, more or less, lying and situated at Monza- REKJOANI. J. L. No. 13, comprised in R.S. / L.R. Dag No. 426, recorded in L.R. Khatian No. 4242 and 4243, within the limits of Rajarhat Bishnugur No.1 Gram Panchayat, under Police Station-Rajarhat, District North 24-Parganas TOGETHER WITH the right to use the common passage, road, drains, water line without any obstruction to others, more fully and particularly described in the schedule bereunder written and which is hereinbefore as well as

hereinafter referred to as "the Said Property" OR HOWSOEVER OTHERWISE the Said Property and every part thereof now are or is hereto before were or was situated butted and bounded called known numbered described distinguished TOGETHER WITH all rights, liberties, title, interest, easements, privileges, appurtenances and appendages whatsoever or the Said Property or any and every part thereof belonging to or in any way, appertaining to ur usually held. used occupied or enjoyed therewith or reputed to belong or be appurtenant thereto AND the reversion or reversions reminder or reminders and all rents issues and profits thereof and all and every part thereof, hereby granted sold and conveyed transferred assigned and assured or expressed or intended so to be AND all the estate, rights , liberues, title, interest, inheritance, use, possession, property, claim, demand and other legal incidents thereof whatsoever, of the Vendors unto and upon the said property and every part thereof and all other evidence of title whatsoever in any way relating to or concerning the said property which now are or hereafter shall or may be in possession fower of control of the Vendors or any other person or persons from the Vendors and procure the same without any action or suit either in law or in equity TO HAVE AND TO HOLD the Said Property, hereby granted transferred, sold, conveyed and assigned or expressed or intended so to be with the appurtmances unto the Purchasers absolutely and forever, free from all encumbrances, trust, lispendens, charges, attachments. claiments. requisitions, acquisitions and abgriment whatsoever,

## 2 THE VENDORS DOTH HEREBY COVENANT WITH THE PURCHASERS:

- THAT notwithstanding any act, deed, matter or thing whatsoever by the Vendors or their predecessor in title or any of them done executed or knowingly suffered to the contrary, the Vendors is fully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said property hereby granted and conveyed or expressed or intended so to be for a perfect indefensible estate or inheritance without any manner or condition, use, trust or other thing whatsoever to alter or make void the same; and
- THAT notwithstanding any such act, deed or thing whatsoever aforesaid, the Vendors now has good right, full lawful and absolute authority and indefeasible title to grant, convey, transfer and assign the said property hereby granted, conveyed, transferred and assigned or expressed or intended so to be with the appurtenances unto and to the use of the Purchasers in the manner aforesaid and according to the true intent and meaning of these presents; and
- (III) THAT the Purchasers shall and may from time to time and at all times hereafter peaceably and quietly hold occupy possess and enjoy the said property hereby granted, conveyed, transferred and assigned and received

and take rents, issues and profits thereof for its absolute use and benefit without any lawful hindrance, interruption, disturbance or any person eviction or demand whatsoever from or by the Vendors or any person or persons whatsoever; and

- IV) THAT free and clear, freely and clearly and absolutely acquitted exoncrated and released or otherwise by and at the costs and expenses of the Vendors well and sufficiently saved defended kept harmless and other estate rights, title, claim, mortgage, charge, lien, lispendences and attachments whatsoever, and
- (V) THAT further the Vendors and all person having of lawfully or equitably claiming any estate, right, title or interest whatsoever into or upon the said property or any and every part thereof from, under or in trust for the Vendors and/or their and each of their respective predecessor-in-title or any of them shall and will from time to time and all times hereafter at the requests and costs of the Purchasers do and execute or cause to be executed or done all such acts, assurances and things whatsoever for further better and more perfectly assuring the said property hereby granted, conveyed, transferred and assigned or expressed or intended so to be and every part thereof unto and to the use of the said Purchasers in the manner aforesaid as may be reasonably required; and

- (VI) THAT the said property or any or every part thereof is not attached in any proceeding or under any provision of Public demand Recovery act or otherwise and no steps taken in execution of any certificate at the instance of Income Tax and or Wealth Tax and or Estate Duty Authorities, and
- [VII] THAT no notice issued under the Public demands recovery Act, has been served on the Vendors nor any such notice has been published; and
- (VIII) THAT the Vendors have not yet received any notice of requisition or acquisition of the property described in the schedule below and the said property has not been affected by any scheme of road alignment or for any other purposes; and
- (IX) THAT the Purchasers and all person claiming through or under the Purchasers have undisputed and all manner of rights through or over the said property and all other rights of easements at law and in equity; and
- (X) THAT the Vendors shalf and will, at all times bereafter be bound to indemnify the Purchasers against any loss or damage may be suffered by the Purchasers by reason of any defect in title or possession of the Vendors or by the discovery of any charge, acquirable or otherwise mortgage or trust, ben, hispendense or any suit relating to the

property any attachment either before or after decree by any occur or other legal authority affecting adversely the property hereditaments and premises hereby granted, transferred and conveyed to the Purchasers, and

- (NI) THAT simultaneously with the execution of this deed of conveyance, the Vendors have delivered peaceful vacant possession of the said property, described in the schedule below, unto the Purchasers for the absolute use and benefits of the Purchasers as full and absolute owner thereof and all rights, title, interest over the said property hereby vests unto the Porchasers by virtue of this deed of conveyance absolutely and forever;
- (XII) TRAT the Vendors doth hereby declare that the said property is free from all sorts of encumbrances whatsoever and they have good and marketable right title and interest over the said property, as described in the schedule hereto below; and
- (XIII) THAT the Vendors shall and will make such affidavits and sign all papers and documents as may be necessary for the purpose of effecting mutation of Purchasers' name in the records of rights as well as in the records of local authority.

(XIV) THAT simultaneously with the execution of this deed, the Vendors has handed over all documents of title relating to this property unto the Purchasers.

#### SCHEDULE OF THE PROPERTY ABOVE REFERRED TO

ALL THAT piece or parcet of a plot of land measuring about 1 (Che) Cottah and 13 (Thirteen) Chittacks, more or less, lying and situated at Mouza-REKJOANI, J. L. No. 13, comprised in R.S. / L.R. Dag No. 426, recorded in L.R. Khatian No. 4242 and 4243, within the limits of Rajarhat Bishnupur Ro.1 Gram Panchayet, under Police Station, Rajarhat, District North 24-Purganas TOGETHER WITH all sorts of rights, easements, privileges and appurtenances whatsoever belonging to or enjoyed therewith and appurtenant thereto and reputed so to be the easement right in respect of 8°-0° wide Common Passage in front of the Said Property in question for ingress, and egress and for laying telephone, water and electric connection, through under or over the said paths and passages together with all a rts of easement rights of air light etc. and butted and bounded as follows:

ON THE NORTH : Land under R.S. Dag No.425;

ON THE SOUTH : Lend under R. S. Dag No. 427;

ON THE EAST Land noder R. S. Dag No. 429;

ON THE WEST : 8'-0" wide Commin Passage

(Part of R.S./L.R. Dag No.426);

IN WITNESS WHEREOF the VENDORS has set and subscribed his hand and seal on the day month and year above written.

SIGNED, SOUNT A THOO DELIVERED by the VENDORS at Kolkata in the presence of: 1314 A 41614 Sandy Sutto DC 9/28 5, S. Bagas Cal-59 Say the Dans Ryachet Kal-135 Bipulsas Sla. LT. MonoRangan Das VILL Reakfoyoni paps Ragarhul-11211 135 Drefted under instructions it the parkin Levels !-Vann garg Atoocat High Kant, Calcutte F/1023/2008

#### RECEIPT

Received a sum of Rs. Rs 20,00,000/- [Rupees Twenty Lac| only from the hereinabove named Purchasers according to memo of consideration stated herein below:

### MEMO OF CONSIDERATION

(Rs.) Chequ		Banker's Cheque No.	Bank/Branch	Issued In Favour Of	
5,00,000/-	25.04.2017	338374	Indian Overseas Bank, Baguiati Branch.	Sankar Serdar	
5,00,000/-	25.04.2017	338375	-do-	Sankar Sardar	
5.00,000/-	25.04.2017	338376	-do-	Tarek Santar	
5,00,000/	25.04.2017	338377	-do-	Tarak Sardar	
20,00,000/-	Rupees Twee	ty Lac only			

Witnesses:

Sandy Dutter

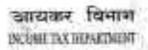
Augul sous

e.an saw a 61449414

SIGNATURE OF THE VENDORS

## FORM FOR TEN FINGERPRINTS

	6		-	100 100	19
	Little	Ring	Middle (Left	Fore Hand)	Thumb
THE AND SHIPS		0			
Bit A. Sans	Thumb	Fore	Middle (Right	Ring (fnod)	Little
	8	100	9	8	-
	Little	Ring	Middle (Left	Fore liand)	Thumb
<b>७१३क्याद्रश</b>	6	9			0
5 450 610	Thumb	Fore	Middle (Right	Ring Hand)	Little
	0	0			6
	Little	Ring	Middle (Left	Fore Hand)	Thumb
Reser	Thumb	Fore	Middle (Right	Ring Hand)	Little



T

HIER HERDIN

SANKAT SARDAR

HARU SARDAR

12/08/1979 Partie Account 1 10/09 BCCPS7252J

JELV ALL ROWN

Sharehold.



agrand a principal program of their mone is no post of city of tage latter, servicing, also places posts, it leads one, and it to look

Minimum Colored Colore

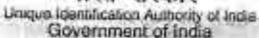
(0) (1.55-072) (1.55 (0.00 t) 3)-213 (0.00 t) (1.55-072) (1.55 (0.00 t) 4) (1.55 (0.00 t) 4) (1.55 (0.00 t) 4)

on any smus



## भारतीय विशिष्ट पहचान प्राधिकरण

#### भारत सरकार





#### E-Aadhaar Letter

= निकाइक्तिज अपा0 Eryolment No.: 1058/19075/01418

SHANKAR SARDAR ( 1986) 969 )

Bhatenda, North 24 Pargartes. West Bengal - 700135

STREET SEATS YOU Andhoar No.

7405 6168 9178



ক্রাধার-সাধারণ কানুখন অধিকার

22

20



#### DOM

- साधान प्रतिद्वात ज्ञान, वात्रविकास ज्ञान स्व
- পরিয়ারর প্রদাশ সদলটেল ক্রমেনিকেশ্র ছার্য ব্যক্ত করুন
- अर्थ उम्मे केल्क्ष्रिक स्थापन केल्क्ष्र कर विशेष

#### INFORMATION

- ii Andherer is a proof of identity, not of observable.
- To extraolist identity, authoriscate or www.
- This is electronically generated letter.

Spinor will

- अ व्यापात तथा तथा माना
- अन्य कारण कर क्ष्मण अन्यतं क्ष्मिन्द्वि करक अस्याद्य क्षमः
- নতুল করে আগবার ব্যবস্থা যেলালৈ বছর বহা উন্নেইন টিকলো গদীরে কলনা এত কবিষ্যাত কলেকা বিভিন্ন ঘূর্বিকা বছরে। নতে করে
- Addition is visid thoughout the country
- You fleggt to good goly code for Audhum.
- Please upday you emble runter and usual address. The will help you to shall various services in titure.



SOVERWENT OF MON



TORE OF SARDAN SHANKAR SARDAN DESCRIPTORS INSTITUTE SERVICE MALE





ज्याद्रवीकाविभिन्न-गङ्गार प्राप्तिकरम् अर्थेजन्यसम्बद्धारमञ्जातसम्बद्धाः

**डिकामा**।

954911, 868-16 46549; 476-8-48 - 700135 Address:

7405 6168 9178

7405 5168 9178

আখান-দামারণ মালুমর অধিকার:

Aadhaar-Aam Admi ka Adhikar

an and samua



40

to remain the party beauty and process from the party of the party beauty from the party of the

on Spinson and

GIADSIGIA

WEST THE STATE OF MENT KENTITY CARD

GGC1038441

SHEEDAL AN ... SHEE AND

Switch's Blood ; Target Bardel

WE YEL POST IN

Federal Consideration

25.1.6

The Table 145 ( H Survive 127 ( R 7 188) Survive of Black

Collaborate 11

Betha

DESCRIPTION OF REAL PROPERTY.

Local two Sequentian from the con-Paymen Pertit

part Horses probability (VAS) and provide the Phili trivolos esta vigli Purchase of the Opposite the Jefreson Officer (pr Y-Spetter State Communication

Gave whose nowage destruction that an open a walk wood ago tool relation much wer fifth and up whose passing their man

H 100000 EEE/pin EEE/pin man in Cast to 11 to come from to held opper mine. To one to Compatibilities was a season to com-

कार्यकशहीव

40

## Govt, of West Bengal Directorate of Registration & Stamp Revenue e-Challan

19-201718-000598247-1 GRN:

Payment Mode

Orine Payment

GRN Date: 25/04/2017 12:19:14

Bank :

Style Bank of India

BRN:

CKC2922193

BRN Date: 25/04/2017 12:20:11

## DEPOSITOR'S DETAILS

MD.: 15230000517891/3/2017

(Say No. Grey Yes)

Name:

RHYTHM VINIMAY PRIVATE UMITED

Contact No :

Mobile No.:

+91 9836475200

E-mail Address:

CA16/2A RAIL PUKUB ROAD, KO

Applicant Name:

Mr SANKAR SARDAR

Office Name:

Office Address :

Buyon Claimants

Status of Depositor : Purpose of payment / Remarks :

Document Payment No 2

## PAYMENT DETAILS

SL No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ e]
174	45230000917891(3001T	Property Reported Registration	9030-09-101-16	20014
100	15230000517881539917	Property Registration-States (ISS)	0000 (0.100-003-02	99425

Total

119934

In Words:

Rupees One Lish Mouseen Thousand Nine Hundred Thirty Four own



.

1

### Major Information of the Deed

Deed No	1-1523-03422/2017	Date of Registration	27/04/2017	
Query No / Year	1523-0000517891/2017	Office where deed is r	egistered	
Query Date 18/04/2017 5:00:00 PM		A.D.S.R. RAJARHAT, District North 24-Pargens		
Applicant Name, Address SANKAR SARDAR & Other Details Statends, Thans: Rajon 9936475200, Status: Bu		not North 24 Parganes, WES	T BENGAL, Mobile No.	
Transaction	A CONTRACTOR OF THE PROPERTY O	Additional Transaction		
(0101) Sale, Sale Document		[4305] Other than immovable Property, Declaration (No of Declaration : 2)		
Set Forth value		Market Value		
Ph. 20.00.000F		Rs. 20,00,000/-		
Stampouty Paio(SU)		Registration Fee Paid		
Rs. 1,00,020+ (Article:23)		Rs. 20,014/- (Article:A(1), E)		
Remarks				

#### Land Details :

District: North 24-Parganas, P.S.-Recemet, Gram Panchayat: RAJARHAT BISHNUPUR-I, Mouza: Rekoyani

Sch No		Number	Proposed		Area of Land		Market Value (in Rs.)	Other Details
1.1	i,R-428	R-4242	Beeta	Shell	4 Ketta 13 Chatas	20,00.000	20,00,0004	Width of Approach Road: 8 Ft.
	Grand	Total			2.9906Dec	20,00,000 (-	20,00,000 /-	

#### Seller Details:

SI No	Name, Address, Photo, Finger print and Signature
*	Mr Senker Sarder, (Alias: Mr Shenker Sarder) (Presentant.)  Son of Late. HARU SARDAR BHATENDA, P.O.: BHATENDA, P.S.: Rejemet, District North 24-Pargenes, West Benget, India, Phy. 700135 Sex. Male. By Caste: Hindu, Occupation, Others, Crizen of India, PAN. No. BCEPS7552/Status Individual, Executed by: Self, Date of Execution, 26/04/2017.  Admitted by: Self, Date of Admission, 26/04/2017, Place. Pvt. Residence.
D.	Mr TARAK SARDAR Son of Late HARU SARDAR BHATENDA, P.O.: BHATENDA, P.S.: Rajamet, District-North 24-Pergenes, West Bengal, India, PIN - 700135 Sex. Male, By Caster Hindu, Occupation, Others, Clazen of India, PAN No.: BPPPS9596LStatus Individual, Executed by: Self, Date of Execution: 26/04/2017 Admitted by: Self, Date of Abmission: 36/04/2017, Place: Pvt., Residence.

#### Buyer Details :

BI No	Name, Address, Photo, Finger print and Signature
+	RHYTHM VINIMAY PRIVATE LIMITED ( Private Limited Company )  EXECUTIVE PALACE, CA-16/A, RAIL PUKUR ROAD, P.O. DESHBANDHU NAGAR, P.SBaguist, Distriction that Description ( Private Limited Companies). West Bengal, India, P.N. 100058 PAN No. AAFCR17500Status : Organization
2	RICHNESS VINIMAY PRIVATE LIMITED ( Private Limited Company )  EXECUTIVE PALACE, CA-16/A, RAIL PUKUR ROAD, P.O.: DESHBANDHU NAGAR, P.S.: Baguist, District- North 26-Pargerus, West Bengal, India, PN - 700059 PAN No. AAFCR4254DStatus, Organization
1	PROSPERITY MARCOM PRIVATE LIMITED  VIP (INCLAVE, CA-16/A, RAIL PUKUR ROAD, P.O.: DESHBANOHU NAGAR, P.S Baguias, District North 24: Pargarias, West Bengal, India, PIN - 70(059 PAN No. AAGCP1518DStatus : Organization.

#### Representative Details :

SI No	Name, Address, Photo, Finger print and Signature				
11.5	Mir ANAND KUMAR SHAH Sen of Mr. SHRAVAN KUMAR SHAH A-805, GREEN VALLEY HOUSING COMPLEX, P.OKAIKHALI, P.S Airport, District, North 24-Parganas, West Bengal, India, PIN - 700136, Sex: Male, By Caste, Hindu, Occupation: Service, Citizen of India, Status: Representative, Representative of RHYTHM VINIMAY PRIVATE LIMITED , RICHNESS VINIMAY PRIVATE LIMITED , PROSPERITY MARCOM PRIVATE LIMITED.				

#### identifier Details

Name & add	Name & address			
Mr BIPUL DAS Son of Late MANDRANJAN DAS RECKJOANL P.O.: RECKJOANL P.SRajamat Dietrict: North Male, By Caste Hindu, Occupation, Others, Citizen of India., to ANAND KIJMAR SHAH				

Transfer of property for L1			
SI.No	From	To, with area (Name-Area)	
	Mr Server Sandar	RHYTHM VINIMAY PRIVATE LIMITED-0.498437 Dec RICHNESS VINIMAY PRIVATE LIMITED-0.498437 Dec PROSPERITY MARCOM PRIVATE LIMITED- 0.498437 Dec	
2	MY TARAK SARDAR	RHYTHM VINIMAY PRIVATE LIMITED-0.498437 Dec.RICHNESS VINIMAY PRIVATE LIMITED-0.498437 Dec.PROSPERITY MARCOM PRIVATE LIMITED- 0.498437 Dec	

Endorsement For Deed Number : 1 - 152303422 ( 2017

#### On 25-84-2017

#### Cartificate of Market Value(WB PUVI rules of 2001).

Certified that the market value of this property which is the subject matter of the great have been were seed at Ris 20.00,000-



ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT

North 24-Parganas, West Bengal

#### On 26-04-2017

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

Presented for registration at 17:15 hrs. on 26-04-2017, at the Private residence by Mr. Sankar Santar Alias Mr. Shankar Sandar, nine of the Executants.

#### Admission of Execution ( Under Section 58, W.B. Registration Rules, 1982 ).

Execution is admitted on 26/04/2017 by 1. Mr Senker Serder, Alies Mr Shenker Sender, Son of Late HARU SARDAR, BHATENDA, P.O. BHATENDA, Thirns: Rejerted., North 24-Pargenas, WEST BENGAL, India, PIN - 700135, by caster-Hindu, by Profession Others, 2: Mr TARAK SARDAR, Son of Late HARU SARDAR, BHATENDA, P.O. BHATENDA, Theres Rejerted., North 24-Pargenas, WEST BENGAL, India, PIN - 700135, by caster Hindu, by Profession Others Indetfied by Mr BIPUL DAS... Son of Late MANORANIAN DAS, RECKJOANI, P.O. RECKJOANI, Theres Rejerted, North 24-Pargenas, WEST BENGAL, India, PIN - 700135, by caster Hindu, by profession Differs.



Debasish Dhar ADDITIONAL DISTRICT SUB-REGISTRAR OFFICE OF THE A.D.S.R. RAJARHAT

North 24-Parganas, West Bengal

#### On 27-04-2017

#### Cortificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Sengal Registration Rule, 1962 duty stemped under schodule 1A, Article number : 23 of Indian Stamp Act 1899.

#### Payment of Fees

Certified that required Registration Fees payable for this document is Rs 20,014/- ( A(1) = Rs 20,000 - E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 20,014/-

Description of Online Payment using Government Recept Portal System (GRIPS). Finance Department, Govt. of WB Online on 25/04/2017 12:20PM with Govt. Ref. No. 192017150005962471 on 25-04-2017, Amount Rs. 20.014/-, Bank: State Bank of India ( BBIN0000001), Ref. No. CKC2922193 on 25-04-2017, Head of Account 0030-03-104-001-

#### Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,00,020- and Stamp Duty paid by Stamp Rs 100/- by online + Rs 99,920-

Description of Stamp

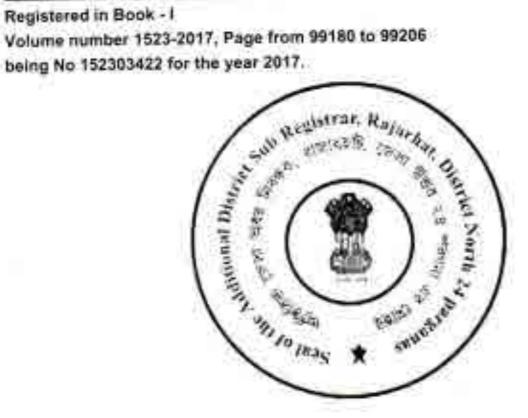
Stemp. Type: impressed, Senal no 80778, Amount: Rs 1001, Date of Purchase: 25/01/2017, Vendor name: A. Baneriee

Description of Online Payment using Government Receipt Fortal System (GRIPS). Finance Department, Govt. of W5 Origins on 25/04/2017, 12:20PM with Govt. Ruf. No. 192017180005962471 on 25-04-2017, Amount Rs: 99,920v-Bank: State Bank of India (SBIN0000001), Ref. No. CKC2922193 on 25-04-2017, Head of Account 0930-02-103-002-02

Min

Debasish Ohar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69. Registered in Book - I Volume number 1523-2017, Page from 99180 to 99206



Digitally signed by DEBASISH DHAR Date: 2017 05.02 17:14:25 +05:30 Reason: Digital Signing of Deed

(Debasish Dhar) 02-05-2017 17:14:24 ADDITIONAL DISTRICT SUB-REGISTRAR OFFICE OF THE A.D.S.R. RAJARHAT West Bengal.

(This document is digitally signed.)



## পশ্চিমবঞ্জ पश्चिम बंगाल WEST BENGAL

X 747236

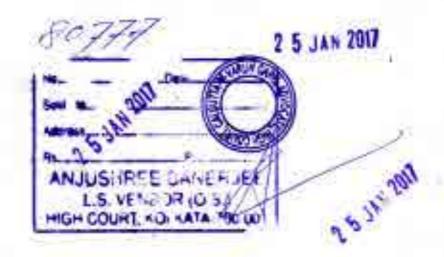
16 17 P 255

Comflect that the document is admirate a reportation. The replanate sheet/sheets a the endurument sheet/sheets attached with this occument are the part of this encument.

Admitional District Sub-Registron Rejected, New York, North 24

27 APR 2017

THIS INDENTURE inside this the 25 Bay of April, 2017
BETWEEN (SRI) MANIK KUMAR CHANDRA, alias (Sri) Manick
Kumar Chandra, [LT PAN-AFRPC0149J], son of Late
Satyanarayan Chandra, by Caste-Hindu, by Occupation Service,
by Nationality-Indian, residing at 46D, Butto Kristopal Avenue,



Handre Kr Grandra



Somhet Madac Asiot Ar Mortel Konseal Para Poy PS-Rasuret. Kol-135



2 & APK Z817

P.S. Jorabagan, Kolkata 700 005, hereinafter referred to and called as the "VENDOR" [which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, successors-in-interest, trustees, executors, administrators, legal representatives and/or assigns] of the ONE PART;

#### AND

(1) DHANSHREE VINTRADE PRIVATE LIMITED, (I.T. PAN-AADCD8330J), [2] NIFTY MARKETING PRIVATE LIMITED, (I.T. PAN-AADCN4716G), [3] DHANRISHI MERCHANDISE PRIVATE LIMITED. (I.T. PAN-AADCD6606R), and (4) COMMOTRADE PRIVATE LIMITED, [I.T. PAN-AAECG0521H], all the Companies having their registered office at "Lohanuka Niket", DC-9/28 Shastri Bagan, Deshbandhu Nagar, Kotkata- 700059, represented by its Authorised Signatory (Mr.) Anand Kumar Shah, H.T. PAN-ATDPS6861R) Son of Sri Shravan Kumar Shah, residing at Green Valley Housing Complex, Flat No. A-505, Chirismore, Kaikhali, Kelkata 700 136, hereinafter referred to and called as the "PURCHASERS" [which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective its successors-in-office, executors, administrators, legal representatives and/or assignal of the OTHER PART:

WHEREAS one (1) Manoranjan Pal, (2) Rabindra Nath Pal, and (3) Sachindra Nath Pal, were jointly seized and possessed of or otherwise well and sufficiently entitled to ALL THAT piece or parcet of land measuring about 44 (Forty Four) Decimals, more or less, lying and situated at Mouza- REKJOANI, J. L. No. 13, comprised in R. S. / L.R. Dag No. 425, recorded in R.S. Khatian No. 2710, 2711 and 2712, under Police Station-Rajarhat, District North 24-Parganas;

AND WHEREAS while the said (1) Manoranjan Pal, (2) Rabindra Nath Pal, and (3) Sachindra Nath Pal, were enjoying the aforesaid properties, the said Manoranjan Pal died, scaving behind his wife SANDHYA PAL and a daughter KUMARI RUMA PAL, as his only legal heirs towards the estates left by him, including the aforesaid property.

AND WHEREAS thus while the said [1] Rabindra Nath Pal, (2) Sachindra Nath Pal. (3) Sandhya Pal and (4) Kumari Ruma Pal were jointly seized and possessed of an otherwise well and sufficiently entitled to the aforesaid property, by execution of a Saf Bikray Kobala dated 14th day of February, 1996 the said (1) Rabindra Nath Pal, (2) Sachindra Nath Pal, (3) Sandhya Pal and (4) Kumari Ruma Pal, sold, transferred, conveyed, granted, assigned and assured ALL THAT piece or parcel of land measuring about 2 (Two) Cottah and 8 (Eight) Chittocks, more or less, lying and setuated at Mouze- REKJOANI, J. L. No. 13,

comprised in R.S. / L.R. Dag No. 425, recorded in R.S. Khatian No. 2710, 2711 and 2712, under Police Station-Rajarhat, District North 24-Parganas, hereinafter called "the SAID PROPERTY", more fully and particularly described in the Schdule written hereunder, unto in favour of (Srimati) Rita Makherjee, which was duly registered in the office of the Additional District Sub-Registrar, Bidhan Nagar, Salt Lake City and recorded into Book No. I, Volume No. 14, Pages 253 to 258, Being No. 603 for the year 1956, against the valuable consideration mentioned therein and thus handed over the vacant and peaceful possession of the aforesaid landed property absolutely and forever. After the purchase & acquisition of the Said Property, Said (Srimati) Rita Mukherjee recorded the Said Property in her name in Record Of Rights vide L.R. Khatian No. 1894.

AND WHEREAS by execution of a Saf Bikray Kobala dated 10th day of June, 2005 the said (Srimati) Rita Mukherjee, sold, transferred, conveyed, granted, assigned and assured the Said Property to (Sril Manick Kumar Chandra, the Vendor herein, which was duly registered in the office of the Additional District Sub-Registrar, Bidhan Nagar, Salt Lake City and recorded into Book No. 1, Volume No. 227, Pages 38 to 51, Being No. 03730 for the year 2005, against the valuable consideration mentioned therein and thus handed over the vacant and peaceful possession of the aforesaid landed property to the Purchasers therein, absolutely and forever.

AND WHEREAS by virtue of aforesaid Saf Bikray Kobala, the said Sril Manick Kumar Chandra, the Vender herein, became the sole and absolute owner of ALL THAT piece ar parcel of land measuring about 2 (Two) Cottah and 8 (Eight) Chittacks, more or less, lying and situated at Mouza-REKJOANI, J. L. No. 13, comprised in R.S. / L.R. Dag No. 425, recorded in L.R. Khatian No. 1894, within the limits of Rajarhat Bishnupur No.1 Gram-Panchayat, under Police Station Rajarhat, District North 24-Parganas, TOGETHER WITH the right to use the common passage, road, drains, water line without any obstruction to others, heremafter as well as hereinbefore called as the SAID PROPERTY more fully and particularly described in the Schedule hereunder written, free from all sort of encumbrances, lines, charges, mortgages, attachments, whatsoever and howsoever. The Vendor due to paucity of funds and inability to administer and maintain the Said Property, has agreed to sell and the Purchasers herein has agreed to Purchase the Said Property, at and for a Total Consideration of Rs 25,00,000/ Rupees Twenty Five Laci only, which according to the parties herein is fair and reasonable murket value.

#### NOW THIS INDENTURE WITNESSETH as follows:

 In pursuance of agreements and in consolidated consideration of sum of Rs. 25,00,000/- [Rupees Twenty Five Lac] only duly paid by the Purchasers to the Vendor, at or before the

execution of this instruments (the receipt whereof the Vendor do hereby as well as by the receipt and memo hereunder. written admit and acknowledge and of and from the payment of the same or every part thereof forever acquit release and discharge the Purchasers as also every portion of the demised plot of land free from the same) the Vendor doth hereby grant sell convey transfer assign and assure unto the Purchasers ALL THAT piece or parcel of land measuring about 2 (Two) Cottah and 6 (Eight) Chutacks, more or less, lying and situated at Mouze- REKJOANI, J. L. No. 13, comprised in R.S. / L.R. Dag No. 425, recorded in L.R. Khatian No. 1894, within the limits of Rajarhat Bishnupur No.1 Gram Panchayat, under Police Station- Rajarhat, District North 24 Parganas. TOGETHER WITH the right to use the common passage, road, drains, water line without any obstruction to others, more fully and particularly described in the Schedule hereunder written and which is bereinbefore as well as hereinafter referred . 16 as "the Said Property" OR HOWSOEVER OTHERWISE the Said Property and every part thereof now are or is hereto before were or was situated butted and bounded called known numbered described distinguished TOGETHER WITH all 'rights; liberties, title, interest, easements, privileges, appurtenances and appendages whatsoever or the Said Property or any and every part thereof belonging to or in any way, appertaining to or usually held, used occupied or enjoyed therewith or reputed to belong or be appurtenant thereto AND the reversion or reversions reminder or reminders and all rents issues and profits thereof and all

and every part thereof, hereby granted sold and conveyed transferred assigned and assured or expressed or intended so to be AND all the estate, rights , liberties, litle, interest, inheritance, use, possession, property, claim, demand and other legal incidents thereof whatsoever, of the Vendor unto and upon the said property and every part thereof and all other evidence of title whatsoever in any way relating to or concerning the said property which now are or hereafter shall or may be in possession, power of control of the Vendor or any other person or persons from the Vendor and procure the same without any action or suit either in law or in equity TO HAVE AND TO HOLD the Said Property, hereby granted transferred, sold, conveyed and assigned or expressed or intended so to be with the appurtenances unto the Purchasers absolutely and forever, free from all encumbrances, trust. hispendena, charges. attachments. claimants. requisitions, acquisitions and alignment whatsoever

# 2. THE VENDOR DOTH HEREBY COVENANT WITH THE PURCHASERS:

(f) THAT notwithstanding any act, deed, matter or thing whatsoever by the Vendor or their predecessor in title or any of them done executed or knowingly suffered to the contrary, the Vendor is fully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said property hereby granted and conveyed or expressed or intended as to be for a perfect indefeasible estate or inheritance without any manner or condition, use, trust or other thing whatsoever to after or make void the same; and

- THAT notwithstanding any such act, deed or thing whatsoever aforesaid, the Vendor now has good right, full lawful and absolute authority and indefeasible title to grant, convey, transfer and assign the said property hereby granted, conveyed, transferred and assigned or expressed or intended so to be with the appurtenances unto and to the use of the Purchasers in the manner aforesaid and according to the true intent and meaning of these presents; and
- (III) THAT the Purchasers shall and may from time to time and at all times hereafter peaceably and quietly hold occupy possess and enjoy the said property hereby granted, conveyed, transferred and assigned and received and take rents, issues and profits thereof for its absolute use and benefit without any lawful hindrance, interruption, disturbance or any person eviction or demand whatsoever from or by the Vendor or any person or persons whatsoever; and

- (IV) THAT free and clear, freely and clearly and absolutely acquitted exonerated and released or otherwise by and at the costs and expenses of the Vendor well and sufficiently saved defended kept harmless and other estate rights, title, claim, mortgage, charge, lien, lispendences and attachments whatsoever; and
- (V) THAT further the Vendor and all person having or lawfully or equitably claiming any estate, right, title or interest whatsoever into or upon the said property or any and every part thereof from, under or in trust for the Vendor and/or their and each of their respective predecessor-in-title or any of them shall and will from time to time and all times bereafter at the requests and costs of the Purchasers do and execute or cause to be executed or done all such acts, assurances and things whatsoever for further better and more perfectly assuring the said property hereby granted, conveyed, transferred and assigned or expressed or intended so to be and every part thereof unto and to the use of the said Purchasers in the manner aforesaid as may be reasonably required; and
- (VI) THAT the said property or any or every part thereof is not attached in any proceeding or under any provision of Public demand Recovery act or otherwise and no steps taken in execution of any certificate at the instance of Income Tax and or Wealth Tax and or Estate Duty Authorities, and

- (VII) THAT no notice issued under the Public demands recovery Act, has been served on the Vendor nor any such notice has been published; and
- (VIII) **THAT** the Vendor have not yet received any notice of requisition or acquisition of the property described in the schedule below and the said property has not been affected by any scheme of road alignment or for any other purposes; and
- (IX) THAT the Purchasers and all person claiming through or under the Purchasers have undisputed and all manner of rights through or over the said property and all other rights of easements at law and in equity; and
- THAT the Vendor shall and will, at all times bereafter be bound to indemnify the Furchasers against any loss or damage may be suffered by the Furchasers by reason of any defect in title or possession of the Vendor or by the discovery of any charge, acquirable or otherwise mortgage or trust, lien, lispendense or any suit relating to the property any attachment either before or after decree by any occur or other legal authority affecting adversely the property hereditaments and premises hereby granted, transferred and conveyed to the Purchasers; and

- (NJ) THAT simultaneously with the execution of this deed of conveyance, the Vendor have delivered peaceful vacant possession of the said property, described in the schedule below, unto the Purchasers for the absolute use and benefits of the Purchasers as full and absolute owner thereof and all rights, title, interest over the said property hereby vests unto the Purchasers by sirrue of this deed of conveyance absolutely and forever;
- (XII) THAT the Vendor doth hereby declare that the said property is free from all sorts of encumbrances whatsoever and they have good and marketable right title and interest over the said property, as described in the schedule hereto below; and
- (XIII) THAT the Vender shall and will make such affidavits and sign all papers and documents as may be necessary for the purpose of effecting mutation of Purchasets' name in the records of rights as well as in the records of local authority.
- (XIV) TRAT simultaneously with the execution of this deed, the Vendor has handed over all documents of title relating to this property unto the Purchasers.

#### SCHEDULE OF THE PROPERTY ABOVE REFERRED TO

ALL THAT piece or parcel of land measuring about 2 (Two) Cottah and 8 (Eight) Chittacks, more or less, lying and situated at Mouza-REKJOANI. J. L. No. 13, comprised in R.S. / L.R. Dog No. 425, recorded in L.R. Khatian No. 1894, within the limits of Rajarhat Bishmupur No.1 Gram Panchayat, under Police Station-Rajarhat, District North 24-Parganas, TOGETHER WITH all aorts of rights, easements, privileges and appurtenances whatsoever belonging to or enjoyed therewith and appurtenant thereto and reputed so to be the easement right in respect of 8'-0" wide Common Passage in front of the Said Property in question for ingress and agrees and for laying telephone, water and electric connection, through under or over the said paths and passages together with all sorts of easement rights of air light etc. and butted and bounded as follows:

ON THE NORTH : 8'-0' wide Common Passage;

ON THE SOUTH : Land under R. S. Dag No. 426;

ON THE EAST Land under R. S. Dag No. 430 (P);

ON THE WEST : 8'-0" wide Common Passage;

IN WITNESS WHEREOF the VENDOR has set and subscribed his hand and seal on the day month and year above written.

SIGNED, SEALED & DELIVERED by the VENDOR at Kolkata in the presence of:

De 9/28 S.S. Bagage

Kanskar para Roe- 135

Naipukur Royastala Kaj-185

Drafted under instruction the parties Kenedo: 
Various gary

Advocate

High Court, Calcutta

F/1022/2008.

Marier Kr Ch andrea

#### RECEIPT

Received a sum of Rs.25,00,000/- [Rupees Twenty Five Lac] only from the hereinabove named Purchasers according to memo of consideration stated herein below:

#### MEMO OF CONSIDERATION

9,00,000/- 25.04.2017 338371 Indian Overseas Manik Kumar Bank, Baguinti Brunch.  8,00,000/- 25.04.2017 338372 -do- Manik Kumar Chandra	Amount (Rs.)	Date	Banker's Cheque No.	Bank/Branch	Issued In Favour Of
8,00,000/- 25.04.2017 338372 -do- Manik Kumar Chandra 8,00,000/- 25.04.2017 338373 -do- Manik Kumar Chandra	9,00,000/-	e en samoni.	I Paragraph	Indian Overseas Bank, Baguinti	120000-2000
Chandra	8,00,000/-	A CONTRACTOR OF THE PARTY OF TH		-do-	Manik Kumar
25.00,000/- Rupers Twenty Pive Lac only.	and the second s	25.04.2017		do	Manik Kumar Chandra
11 TAND DEC 14 DE 15 TO AND TO AND TO AND THE DEC 15 TO A SECTION OF THE SECTION	25.00,000/-	Rupers Twee	ity Pive Lac	only.	

Witnesses

Sandip Dutte

Somual Mandul

Sarmita Das

Hanex son Chandra

SIGNATURE OF THE VENDOR

# FORM FOR TEN FINGERPRINTS

		-	-	8	6	
1		Little	Ring	Middle (Left	Fore Hand)	Thumb
	Henox ser Chambra		0	0	10	
	Camara	Thumb	Fore	Middle (Right	Ring Hand)	Little
		0	0	6	9	-
2		Little	Ring	Middle (Left	Fore Hand)	Thumb
	, eve-	di	9	17	(6)	
	1×	Thumb	Fore	Middle (Bight	Ring Hand)	Little

## Govt. of West Bengal Directorate of Registration & Stamp Revenue e-Challan

GRN:

19-201718-000895258-1

Payment Mode

Online Payment

GRN Date: 25/04/2017 12:07:54

Bank:

State Bank of India

BRN :

CKC2920856

BRN Date: 25/04/2017 12:12:59

### DEPOSITOR'S DETAILS

d No.: 15230000517855/3/2017

Charty Mo. Charty Year

Name .

nifty marketing pvt ltd.

Mobile No.

+91 9836445200

E-mail

Address:

DC-9/28, SHASTRI BAGAN, DESHBANDHU NAGAN,

Applicant Name

Mr MANICK KUMAR CHANGE

Office Name:

Contact No.:

Office Address

Status of Depositor :

o Claimagts

Purpose of payment / Remarks

ocument Payment No 2

## PAYMENT DETAILS

SI. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ e]
7	19230000011866/9/2017	Property Service Regunsters	0030 (9-104-001-15	25014
2	A523000001188AGQQ17	Property Registration- Stamp form	0000-02-103-003-02	124900

Total

149934

in Words:

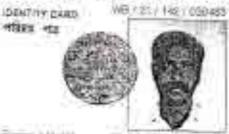
Riches Die Link Foly Kine Thoosand Ship Hundred Thirty Four o



0.0

#### ELECTION COMMISSION OF INCIA **अवस्था निर्दाश्य अधियन**

नविषय नव



Sierre Millerito THROOM AT

... where Marack re when

PamayWomey Haziard (None Hecatyrells at

Skilyenwisyste Henry

Sen Disc

4

Age (in ph ) (1,1986) 11000-1-111

de. de

PARTER 400 for Place Bells Workspill Avenue Celcutta Berry took you are no aspect which अंगिकाम ।

> Filterine arginiture Discounted Programmatory Colleges introduces accorded

NAMED AND ADDRESS OF THE

Assembly Commission

HILLSHAM .

Statem Street out



Ę

# Major Information of the Deed

Deed No :	I-1523-03423/2017	Date of Registration	27/04/2017			
Query No / Year	1523-0090517855/2017	Office where deed is registered				
Query Date	18/04/2017 4:57:01 PM	A D.S.R. RAJARHAT.	Jistrict: North 24-Pargenas			
Applicant Name, Address & Other Details	MANICK KUMAR CHANDRA There: Jorebagen, District : Koli Buyen Claiment	kata, WEST BENCAL, MIDNE	No.: 9836475200, Statue			
Transaction	40 X 4	Auditional Transaction				
[0101] Sale, Sale Documen	rt	[4305] Other than immovable Property, Declaration [No of Declaration : 2]				
Set Furth value		Market Value				
Rs 25.00:000/-		Re. 25.00.000/-				
Stampouty Pajd(SD)		Registration Fee Paid				
Rs. 1,25,020/- (Article:23)		Rs. 25,014/- (Article,A(1), E)				
Remarks						

#### Land Details :

Oversion North 24-Parcennes: P.S.- Raisthat, Gram Panchever, RAJARHAT BISHNUPUR-I, Mouza: Respoymen

Sch	The second secon	Khatian Number	Land Proposed	200	Area of Land		Market Value (in Rs.)	Other Details
	LR-425	LR-1894	Bastu	Acres de la constitución de la c	2 Kalina 8 Chatak	25,00,000/	75.00 100 100 100 100 100	Width of Approach Road: 8 Ft.
	Grant	-Total			4.125Dec	25,00,000 /-	25,00,000 /-	

#### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
	Mr Manick Kumar Chandra (Presentant.) Son of Late Satyanareyan Chendra 46D, Botto Kristopal Avenue, P.O Jovabagan, P.S Jorabagan, Kolketa, District-Kolketa, West Bengal, India, Pin - 700005 Sex: Male, By Caste: Hindu, Occupation, Service, Oktoen of India, PAN No. APRIPCO149UStatus Individual, Executed by: Self, Date of Execution: 26/04/2017  Admitted by: Self, Date of Apmission: 26/04/2017, Place   Pvt. Residence

#### Buyer Details

905	/gr Detains
SI No	Name, Address, Photo, Finger print and Signature
1	DHANSHREE VINTRADE PRIVATE LIMITED ( Private Limited Company ) DC-9/28, SHASTRI BABAN, P.O D B NAGAR, P.S Begulati, District, North 24-Pargunas, West Bengal, India, PN - 708059 PAN No.: AADCD6330JStatus, Organization
7	NETY MARKETING PRIVATE LIMITED ( Private Limited Company )  DC-928, SHASTRI BAGAN, P.O D B NAGAR, P.S Beguist, District-North 24-Pargettes, West Bengal, India.  PIN - 700059 PAN No.: AADCN4716GStatus: Organization
3	DHANRISHI MERCHANDISE PRIVATE LIMITED ( Private Limited Company )  DC-9/28, SHASTRI BAGAN, P.O D B NAGAR, P.S Baguist. District-North 24-Parganas, West Bengal, India  PIN - 100/59 PAN No. AADCD806RStatus Organization
9	GODHULI COMMOTRADE PRIVATE LIMITED ( Private Limited Company ) DC-9/28, SHASTRI BAGAN, P.O D B NAGAR, P.S Begulati District North 24-Parganas, West Bengal, India PIN - 700059 PAN No. AAECG0521HStatus Organization

#### Representative Details:

SI No	Name,Address,Photo,Finger print and Signature
	Mr ANAND KUMAR SHAH  5on of Mr. SHRAVAN KUMAR SHAH FLAT NO. A-505, GREEN VALLEY HOUSING COMPLEX. CHIRIAMORE, P.O KAIKHALI, P.S Airport, District: North 24-Parganas, West Bengal, India, PIN - 700136, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of India, Status: Representative, Representative of : DHANSHREE VINTRADE PRIVATE LIMITED , NIFTY MARKETING PRIVATE LIMITED , DHANRISHI MERCHANDISE PRIVATE LIMITED , GOOHULI COMMOTRADE PRIVATE

#### Identifier Details :

A CONTRACTOR OF STREET	Name & address
Male. By Caste, Hindu, Occupation: Others, Citiza	ner, District Norm 24-Parganas, West Bengel, India, PIN - 700135, See en of India, Identifier Of Mr Manick, Kumar Chandra, Mr ANAND

Transfer of property for L1			
SINO	From	To: with area (Name-Area)	
1	Mr Manick Kumar Chandra	DHANSHREE VINTRAGE PRIVATE LIMITED-1 03125 Dec.NIFTY MARKETING PRIVATE LIMITED-1 03125 Dec.DHANRISHI MERCHANDISE PRIVATE LIMITED-1 03125 Dec. GODHULI COMMOTRADE PRIVATE LIMITED-1 03125 Dec.	

Endorsement For Deed Number 1 - 152303423 / 2017

#### On 25-84-2017

Certificate of Market Value (WB PUV) rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Re 25.00,000/-

Ø.

Debesish Dhar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
North 24-Parganas, West Bengel

#### On 20-04-2017

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

Presented for registration of 17.40 hrs. on 26-04-2017, at the Private residence, by Mr. Manick, Kumer Chandra, Executant.

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

Execution is admitted on 26/04/2017 by Mr Manick Kumer Chandra. Son of Late Satyanarayan Chandra, 460, Butto Kristopal Avenue, P.O. Jorabagan, Thims: Jorabagan, City/Town: KOLKATA, Kolkala, WEST BENGAL, India, PIN - 700005, by caste Hindu, by Profession Service.

Inderfied by Mr SOMNATH MONDAL, ... Son of Late A KR MONDAL, KAJIWAL PARA, P.O. RECKJOANI, Thans. Rejected. .. North 24-Perganas, WEST BENGAL, India, PIN - 700135, by case Hindu, by profession Others.

St.

Ochasish Dhar ADDITIONAL DISTRICT SUB-REGISTRAR OFFICE OF THE A.D.S.R. RAJARHAT

North 24-Parganas, West Bengal

#### On 27-04-2017

#### Cartificate of Admissibility(Rule 43, W.B. Registration Rules 1952)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duty stamped uniter achequie 1A, Article number : 23 of Indian Stamp Act 1899

#### Payment of Fees

Cartified that required Registration Fees payable for this document is Rs 25,014/- ( A(1) = Rs 25,000:- £ = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online + Rs 25,014/-

Description of Online Payment using Government Receipt Portal System (BRIPS), Finance Department, Govt. of WB Ontitle on 25/04/2017, 12:12FM with Govt. Ref. No. 192017180005952581 on 25-04-2017, Amount Re; 25.014/-, Bank: State Bank of India ( SBIN0000001), Ref. No. CKC2920855 on 25-04-2017, Head of Account 3030-03-154-001-16

#### Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,25,020- and Stamp Duty paid by Stamp Rs. 100-, by online - Rs. 1,24,920-

Description of Stamp

 Stamp Type: Impressed, Seriel to 80777, Amount Rs. 1001-, Date of Purchase: 25/01/2017, Vendor name: A Baneryee

Description of Online Payment using Government Receipt Forter System (GRIPS). Finance Department. Govt. of WB. Online on 25/04/2017. 12:12PM with Govt. Ref. No. 192017180905952581 on 25-04-2017, Amount Rs. 1,24,9201-, Bank: State Bank of India ( SBIN0000001), Ref. No. CKC2920856 on 25-04-2017. Head of Account 0030-02-103-003-02



ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.O.S.R. RAJARHAT
North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1523-2017, Page from 99155 to 99179 being No 152303423 for the year 2017.



Digitally signed by DEBASISH DHAR Date: 2617.05.02 17:11:39 \*05:30 Reason: Digital Signing of Deed:

(Dobasish Dhar) 02-05-2017 17:11:38 ADDITIONAL DISTRICT SUB-REGISTRAR OFFICE OF THE A.D.S.R. RAJARHAT West Bengal,

(This document is digitally signed.)



MARINESS DIRECTO SEL PROSESSO SE PERSONAL NOV. TOWN. MARIN SE PERSONAL DE LA PRESENTA DEL PRESENTA DE LA PRESENTA DEL PRESENTA DE LA PRESENTA DEL PRESENTA DE LA PRESENTA DE LA PRESENTA DE LA PRESENTA DEL PRESENTA DE LA PRESENTA DEL PRESENTA DE LA PRESENTA DEL PRESENTA DE LA PRESENTA DE LA PRESENTA DE LA PRESENTA DE LA P

THIS INDENTURE made this the 16 day of April , 2013
SETWEEN (MR.) PARBATI SANKAR GUPTA, PAN No. APLPO4687F, sen
of Late Chandra Sekhar Gupta, by Caste- Hindu, by Occupation - Goet





Additions District Std-Reed-Dev

1 & APR 2013

Sunaffit Dutte.

Slo, Late Sukumer Jutta.

VIII:- Reakjouri (Indine Nager)

Po.+ P.S. Rejerhal

Kol-125

Service (Retired), by Nationality Indian residing previously at Quarter No.III/SO, A.R.C., At /P.O. and P.S. Sassawa, District Saharanpur, Utter Pradesh, Pin No. 247232 R. now residing at Qtr. No. 3R-118, ARC, At /P.O. Charbatia, Dist. Cuttock (Orissa) Pin No. 754028, hereinafter referred to and called as the "VENDOR" [which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, successors-in-interest, trustees, executors, administrators, legal representatives and/or assigns) of the ONE PART AND (1) DHANRISHI MERCHANDISE PRIVATE LIMITED, PAN No. AADCD6606R and (2) NIFTY MARKETING PRIVATE LIMITED, PAN No. APPROXIMAN, both the Company, having their registered office at I, Ganesh Chandra Avenue Room No. 601, Sixth Phone, Kelkata 700 013, represented by its Authorised Signatory [Mr.] Anand Kumar Shah, PAN NO. \*ABONAPSES, sum of Sri Shravan Kumar Shah, residing at Green Valley Housing Complex, Block-A. Plat No.505, Chirimmore, Knikhali, Kolkata- 700-136, hereinafter referred to and called as the "PURCHASER" [which expression shall unless excluded by or repagnant to the subject or context be deemed to mean and include their respective successors in office, executors, administrators, legal representatives and/ar assignal of the OTHER PART:

WHEREAS by a sale deed dated 16.08.1996, one SMT. NARAYANI BORAL, purchased and possessed of ALL THAT piece or parcel of land measuring 2 (Two) Cottab., more or less, lying and situated under Mouza-REKJOANI, J.L. No. 13, comprised in R.S. Dag No.423, recorded in R.S. Khurian No. 2838 in the name of SATISH CHANDRA PAL Area- 17.5 Decimal, R.S. Kharian No. 2839 (in the name of KARTICK CHANDRA PAL. Area- 3.5 Decimal), R.S. Khatian No. 2840 fin the name of GANESH HANDRA PAUL, Area. 3.5 Decimall, R.S. Khutian No. 2841 (in the name of PARKSH NATH PAUL, Area- 3.5 Decimal), R.S. Khutian No. 2842 (in the name of PRASANTA KUMAR PAUL, Area- 3.5 Decimal), R.S. Khattun No. 2843 (in the name of OOUR CHANDRA PAUL, Area, 3.5 Decimal), under Police Station- Rajarhat, District 24-Pargenas, more fully and particularly described in the Schedule bereunder written, bereinafter called as the SAID PROPERTY from 14 (foorteen) Paul family members duly registered with District Registrar, Barnsat, in Book No.1, Volume No. 106. Pages 285 to 294. Being No. 5879, for the consideration therein mentioned, absolutely and forever;

AND WHEREAS by a sale deed dated 09.08.2001, said SMT. NARAYANI BORAL, sold and transferred the Said Property to SMT, BAISAKHI MONDAL, duly registered with District Registrar, Discusses, in Book No.1, Volume No. 303, Pages 214 to 224, Being No. 05709, for the year 2001, for the consideration therein mentioned, absolutely and forever;

AND WHEREAS by a sale deed dated 26.04.2005, said SMT. BAISAKHI MONDAL, sold and transferred the Said Property to PARBATI SANKAR GUPTA, the Vendor herein, duly registered with Additional District Sub-Registrar, Bidhan Nagur, Salt Lake City, in Book No.1, Volume No. 169, Pages 162 to 178, Being No. 02788, for the year 2005, for the consideration therein mentioned, absolutely and forever;

AND WHEREAS after the aforesaid purchase said PARBATI SANKAR

GUPTA, the Vendor herein, mutated his name in Records Of Rights, vide

L.R. Kharian No.5657;

AND WHEREAS thus the Vendor herein became the sale and absolute owner of ALL THAT piece or parcel of land measuring 2 (Dao) Cottabilitions or less, lying and situated under Mouse-RERJOANI, J.L. No. 13, comprised in R.S. Bag No.423, recorded in L.R. Khatian No. 5657, within the limits of Rejarkat Bighrapher No.1 Gram Panchayat, under Police Station-Rejarkat, District 24 Pargeness TOGETHER WITH the right to use the common passwage, read, drains, water limit without any obstruction to others, becomesfer as well as hereinbefore called as the SAID PROPERTY more fully and particularly described in the Schedule hereunder written, free from all sort of encumbrances, items, charges, mortgages, attachments, whatsoever and howsoever.

AND WHEREAS the Vender due to paracity of funds and inability to administer and maintain the Said Property, has agreed to sell and the Purchaser herein has agreed to Purchase the Said Property, at and for a Total Consideration of Ra 15,00,000/- [Rapors Fifteen Lac] only, which according to the parties herein is fair and reasonable market value.

### NOW THIS INDENTURE WITNESSETH as follows:

1. In pursuance of agreements and to consolidated consideration of sum of Rs. 15.00.000/- [Rupees Fifteen Luc] only duly paid by the Furchaser to the Vendor, at or before the execution of this instruments (the receipt whereof the Vendor do hereby us well as by the receipt and mema hereunder written admit and acknowledge and of and from the payment of the same or every part thereof forever acquit release and discharge the Purchaser as also every portion of the demised plot of land free from the name) the Vendor doth hereby grant sell convey transfer easign and assure unto the Purchaser ALL THAT piece or parcel of land measuring 2 (Two) Cottab, more or less, lying and situated under Mouza-REKJOANI, J.L. No. 13, comprised in R.S. Dag No.423, recorded in L.R. Khatian No. 5657, within the limits of Rajarhat Bishnupur Nu.1 Gram Panchayat, under Police Station-Reparher, District 24-Pargames TOGETHER WITH the right to use the communi passage, road, drains, water line without any obstruction to others, more fully and particularly described in the Schedule hereunder written and which is herejubefore as well as herejnafter referred to as 'the Said Property' OR HOWSOEVER OTHERWISE the Said Property and every part thereof now are or is hereto before were or was situated butted and bounded called known numbered described distinguished TOGETHER WITH all rights, liberties, title, interest, easements, privileges, appurtenances and appendages whatsoever or the Saul Property or any and every part thereof belonging to or in any way, appears ining to or usually held, juged occupied or enjoyed therewith or reputed to belong or be appurtenent thereto AND the reversion as reversions reminder or reminders and all rents issues and profits thereof and all and every part thereof, hereby grunted sold and conveyed transferred assigned and assured or expressed or intended so to be AND all the estate, rights | liberties, title, interest, inhermance, use, possession, property, claim, demand and other legal incidents thereof whatsoever, of the Vendor unto und upon the said property and every part thereof and all other evidence of title whatsoever in any way relating to or concerning the said property which now are or hereafter shall or may be in possession, power of central of the Vendor or any other person or persons from the Vendor and procure the same without any netion or suit either in law or in equity TO HAVE AND TO HOLD the Said Property, hereby granted transferred, sold, conveyed and assigned or expressed or intended so to be with the appartenances. unto the Purchases absolutely and forever, free from all enquenbrances,

trust, liens, lispendens, charges, attachments, claimints, requisitions, acquisitions and alignment whatsoever.

# 2. THE VENDOR DOTH HEREBY COVENANT WITH THE PURCHASER:

- by the Vender or their predecessor in title or any of them done executed or knowingly suffered to the conting, the Vender is fully end absolutely seized and possessed of an otherwise well and sufficiently entitled to the said property bereby granted and conveyed or expressed or intended so to be for a perfect indefeasible estate or inheritance without any manner or condition, use, trust or other thing whatsoever to after or make yold the same; and
- (II) THAT notwithstanding any such act, deed or thing whatsoever aforesed, the Vender now has good right, full lawful and absolute authority and indefeasible sitie to grant, convey, transfer and assign the said property hereby granted, conveyed, transferred and assigned or expressed or intended so to be with the appartenences tinto and to the use of the Furchaser in the mennes aforesaid and according to the true intent and mauning of these presents; and
- (III) THAT the Purchaser shall and may from time to time and at all times bereafter peaceably and quietly hold occupy possess and enjoy the said property hereby granted, conveyed, transferred and assigned and received and take rents, issues and profits thereof for its absolute use and benefit without any lawful hindrance, interruption, disturbance or any person existing or demand whatsoever from or by the Vendor or any person or persons whatsoever; and
- (IV) THAT further the Vendos and all person having or lawfully or equitably claiming any estate, right, title or interest whatsoever into or upon the said property or any and every part thereof from, under or in trust for the Vendor and/or their and each of their respective predecessor-in-title or any of them shall and will from

4. m. m. d-

time to time and all times bereafter at the requests and costs of the Purchaser do and execute or cause to be executed or done all such acts, assurances and things whatsoever for further better and more perfectly assuring the said property hereby granted, conveyed, transferred and assigned or expressed or intended so to be and every part thereof unto and to the use of the said Purchaser in the manner aforesaid as may be reasonably required; and

- (V) THAT the said property or any or every part thereof is not attached in any proceeding or under any provision of Public demand Recovery act or otherwise and no steps taken in execution of any certificate at the instance of Income Tax and or Wealth Tax and or Estate Duty Authorities, and
- (VI) THAT no notice issued under the Public demands recovery Act, has been served on the Vendor nor any such notice has been published; and
- (VII) THAT the Vendor has not yet received any notice of requisition or acquisition of the property described in the schedule below and the said property has not been affected by any scheme of road alignment or for any other purposes; and
- (VIII) THAT the Purchaser and all person claiming through or under the Purchaser have undisputed and all manner of rights through or over the said property and all other rights of easements at law and in equity; and
- (IX) THAT the Vendor shall and will, at all times hareafter be bound to indemnify the Purchaser against any loss or damage may be suffered by the Purchaser by reason of any defect in title or possession of the Vendor or by the discovery of any charge, acquirable or otherwise mortgage or trust, lien, hapendense or any suit relating to the property any attachment either before or after decree by any occur or other legal authority affecting adversely the property hereditaments and premises hereby granted, transferred and conveyed to the Purchaser; and

- (X) THAT simultaneously with the execution of this deed of conveyance, the Vendor have delivered peaceful vacant possession of the said property, described in the schedule below, unto the Purchaser for the absolute use and benefits of the Purchaser as full and absolute owner thereof and all rights, title, interest over the said property hereby vests unto the Purchaser by virtue of this deed of conveyance absolutely and forever;
  - (XII) THAT the Vendor doth hereby declare that the said property is free from all sorts of encumbrances whatsoever and they have good and marketable right title and interest over the said property, as described in the schedule hereto below, and
  - (XII) THAT the Vendor shall and will make such affidavits and sign all papers and documents as may be necessary for the purpose of effecting materion of Purchaser name in the records of rights as well as in the records of local authority;
  - (XIII) THAT simultaneously with the execution of this deed, the Vendor has handed over all documents of title relating to this property unto the Purchaser.

#### THE SCHEDULE

the Said Property

all that piece of parcel of land measuring 2 (Two) Cottals, more or less, lying and biharded under Moura- REEDOANI, J.L. No. 13, comprised in R.S. Dag No. 423, recorded in L.R. Khatien No. 5657, within the limits of Rajarhat Bishnupur No.1 Gram Psochayat, under Potoce Suntion-Rajarhat, District 24-Pargamas TOGETHER WITH all sorts of rights, essements, provileges and appurtenances whatsoever belonging to in enjoyed therewith and appurtenances whatsoever belonging to respect right in respect of 127-07 wide Common Passage in front of the said property in question for ingress and ogress, butted and bounded as follows:

ON THE NORTH 1.12-0" wide Common Passage;

ON THE SOUTH : part of R.S. / L.R. Dog No. 421;

ON THE EAST : part of R.S./ L.R. Dag No. 425 :

ON THE WEST : 12'-0' wide Common Passage;

IN WITNESS WHEREOF the VENDOR has set and subscribed his hand and seal on the day month and year above written.

SIGNED, SEALED & DELIVERED by the VENDOR at Kolkata in the presence of Panbah Bankan Emple

Schoolif Sulte. Rock journ, Rejebbell. Kell-135

To-par Dos Raylarhet, Reekgoomi Kol-135

e.

#### RECEIPT

Received a sum of Rs.15,00,000/- [Rupees Fifteen Lac] only from the hereinabove named Parchaser according to memo of consideration stated herein below

#### MEMO OF CONSIDERATION

Amount (Rs.)	Date DD No		Bank/Branch	Issued In Favour Of
7,50,000/- 7,50,000/-	9.04.2013 9.04.2013	671244 671245	Indian Overseas Bank, Baguiati Branch	Parbeti Sunkar Gupta
15,00,000/-			Rupees Fifteen Lac Only	

Witnesses:

SUBSHIT DUTTE.
Topas Das

Parkati Barlan Gunta

SIGNATURE OF THE VENDIOR



+115-42W-11 BY

Doophed by me under the

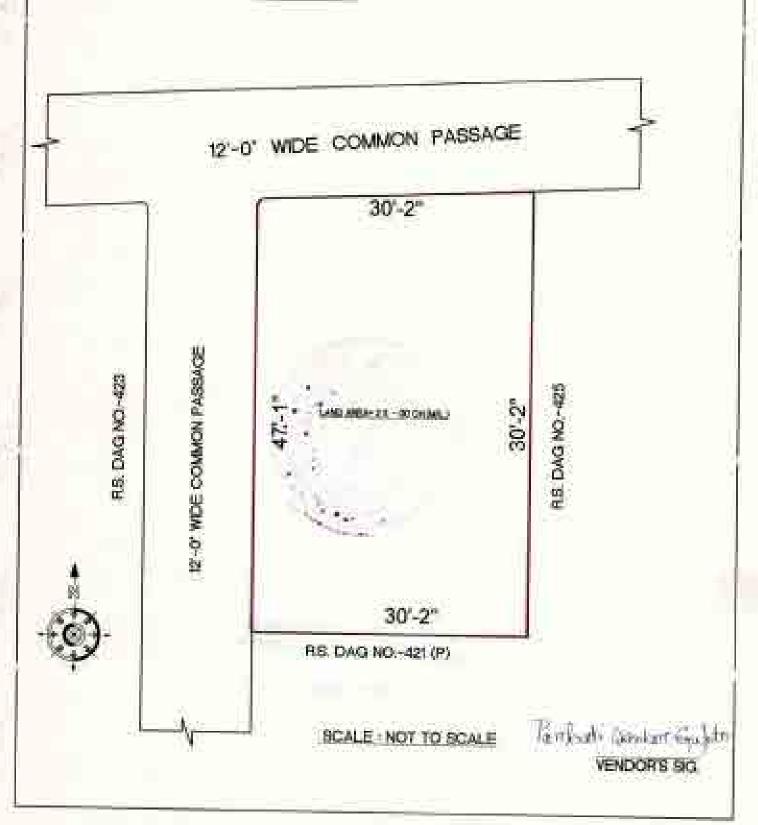
SITE PLAN OF LAND AT MOUZA - RECKJOANI.

J.L. NO.- 13, R.S. / L.R. DAG NO.- 423 (P.), L.R. KHATIAN.

NO.- 5657, P.S. - RAJARHAT, DIST.- NORTH PARGANAS.

LAND AREA- 2 K - 00 CH(M/L)

VENDOR: SPL PARBATI SANKAR OUPTA



# FORM FOR TEN FINGERPRINTS

		0	9			
1		Little	Ring	Middle (Left	Fore Elandi	Thumb
			to 1	0		
	ASIA	Thumb	Fore	Middle (Right	Ring Hand)	Little
		0	9	9	0	400
2	an kerti innian	Little	Ring	Middle (Left	Fore Hand)	Thumb
	Lian kearte dannear	Thumb	Fore	Middle (Right	Ring Hand)	Little
3		Little	**	Middle	Fore	Thumb
		Thumb	Fore	Middle (Right	Ring Hand)	Lim

# Government of West Bengal Department of Finance (Revenue) ,Directorate of Registration and Stamp Revenue Office of the A.D.S.R. RAJARHAT, District- North 24-Parganas Signature / LTI Sheet of Serial No. 04664 / 2013, Deed No. (Book - I , 04303/2013)

I. Signature of the Presentant.

Name of the Presentant	Photo	Finger Print	Signature with date
Parisati Sankar Gupen Qtr No- I I 1/50 A R C AL/ P G- Sarsawa, UTTAR PRADESH, India, Pin :-247232	16/04/2013	UTI 16/04/2013	Tarebosti Suntur Gulto ILJOH 12013

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

SI No. Admission of Execution By Status Photo Finger Print Signature

Parbati Sankar Gupta
Address - Qtr No - L 1 1/50 A R
C. At/ P O- Sarsana, UTTAR
PRAGESH, India, Pin
1-247232

Soll



-**2000** - μπ Tankati Bankan Bulata

15/04/2011

16/04/2013

Name of Identifier of above Person(s)

S Dutta Reckjours, Thana: Rajartiat, District; -North 24-Parganas, WEST BENGAL, Jodg., Pin :-700135 Signature of Identifier with Date

Sumsjit Dutte



1 6 APR 2013

Editions Instrict Sch-Fortion Market, New York, Berth & research (Debasish Ohar)

Additional District Sub-Registrar Office of the A.D.S.R. RAJARHAY

Page 1 of 1

16/04/2013



## Government Of West Bengal Office Of the A.D.S.R. RAJARHAT District:-North 24-Parganas

Endorsement For Deed Number : 1 - 04303 of 2013 (Serial No. 04664 of 2013 and Query No. L000006803 of 2013)

#### On 16/04/2013

# Certificate of Admissibility(Rule 43, W.8. 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.

## Payment of Fees:

#### Amount by Draft

Re. 16550/- is paid , by the draft number 085468, Draft Date 10/04/2013, Bank Name State Bank of India, TEGHORIA RAGHUNATHPUR, received on 16/64/2013

( Under Article : A(1) = 16489/- ,E = 14/- ,Excess amount = 47/- or 16/04/2013 )

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

Certified that the market value of this property which is the subject metter of the deed has been assessed at Rs. -15.00.000/-

Certified that the required stamp duty of this document is Rs - 75020 /- and the Stamp outy paid as: impresive Rs - 100/-

#### Deficit stamp duty

Deficit stamp duty Rs. 75000/- is paid , by the draft number 085467, Draft Date 10/04/2013, Bank State Bank of India, TEGHORIA RAGHUNATHPUR, received on 16/04/2013

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

Presented for registration at 13:34 hrs on 16/04/2013, at the Office of the A.D.S.R. RAJARHAT by Parbati Sankar Guota Executant

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

Execution is admitted on 16/94/2013 by

1. Parbati Sankar Gupta, son of LF Chandra Sekhar Gupta , Qtr No-1 1750 A R C At/ P O- Sarsawa. UTTAR PRADESH, India, Pin -247232, By Caste Hindu. By Profession : Retired Person.

identified By S Dutte, son of Lt S Dutte, Reckjoant, Thans-Rejerhet, District North 24-Parganes. WEST BENGAL, India, Pin 1-700135, By Caste: Hindu, By Profession: Business

Debasish Dhar I Additional District Sub-Registral

Additions Mistrial Sub-Rooms

II 4 APR 2013 talertes New York North to Person Deler ) Additional District Sub-Registrar

EndorsementPage 1 of 1

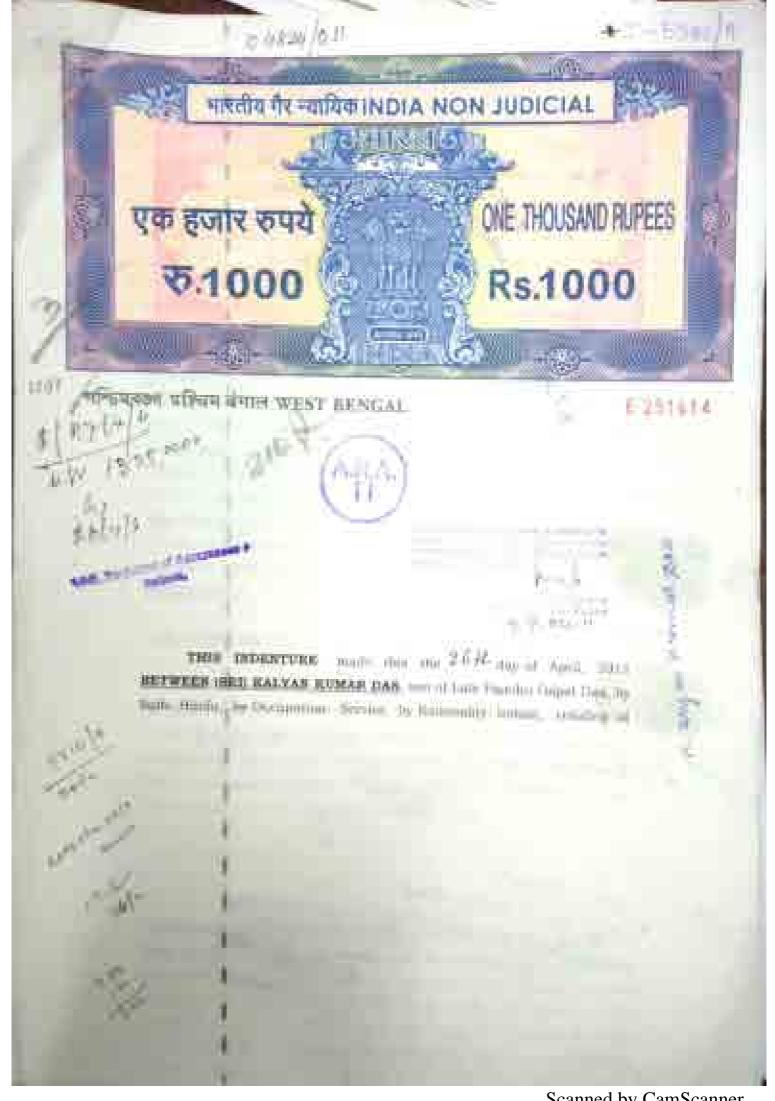
16/04/2013 13:48:00

# Certificate of Registration under section 60 and Rule 69.

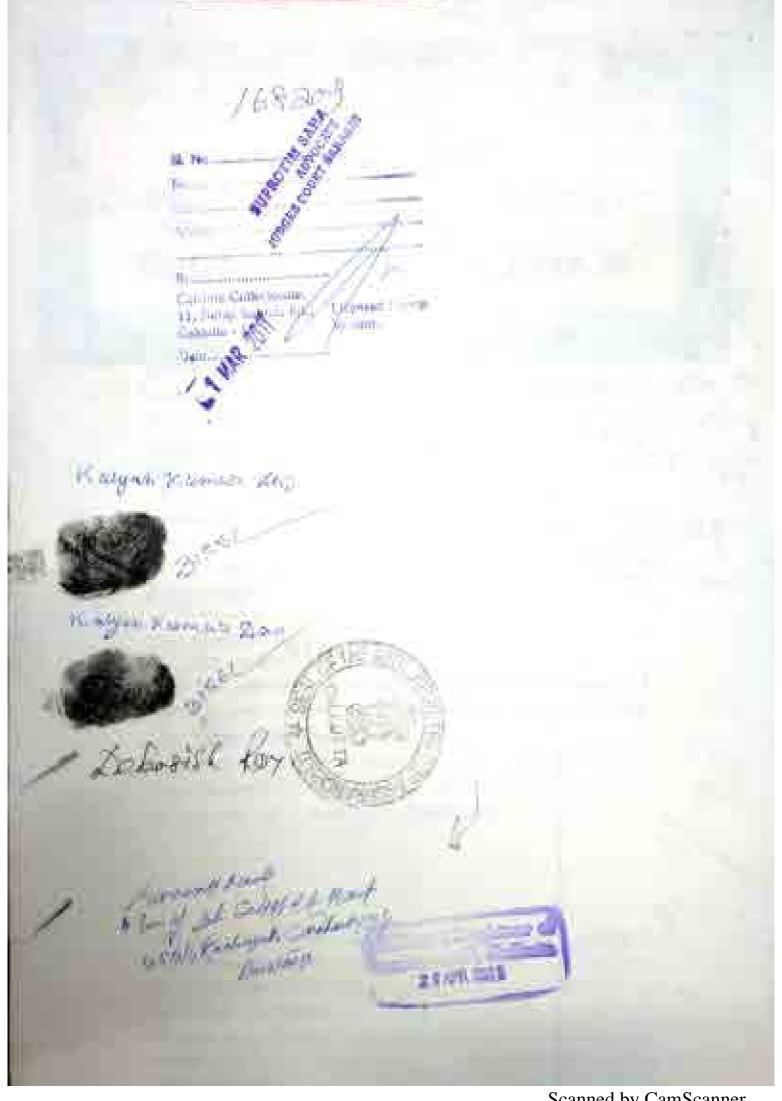
Registered in Book - 1 CD Volume number 6 Page from 12611 to 12625 being No 04303 for the year 2013.



(Debasish Dhar) 16-April-2013 Additional District Sub-Registrar Office of the A.D.S.R. RAJARHAT West Bengal



Scanned by CamScanner



Scanned by CamScanner

USA. Replacement from, unser Paine Bassia. Providence, Kolinio 700 024. West Straight, December referred to and collect as the OWNER/VENDOR: provide expression shall make excluded by the expression to the seduct to outstart to december to make and module him from exacutors, administrative, had representative and/or assignal of the FURST PART.

A360

MARKETING PRIVATE LIMITED 16(1) the Company, having their regressed effect at 7, its sum Chamber Avenue, town No. 001, Sixth Blood, Kalleng 190, 001, represented by the Authorized Engineer (Mr.) Annual Rumar Shats was at 26t Blooding boster Shats, receiving at Green Valley Humany Complete: Blood A. Hat We Soy, Companion, Cambridge Walkers 190, 136, harmonides referred to may rethed as the "PCRCHASERS" swhich expression shall unless emission for a representation of the interest to make the interest to may rethed as the "PCRCHASERS" swhich expression shall unless emission for a representative supersection offer expression about an action, business for the proposed to make and make and proposed to the pulling of the expression admits a management of the expression and the expression admits a management of the expression and the expression admits a management of the expression and the expression a

A)dill

Descriptions Business, by Nanotative Scales reaching at Darkstoners. For Other R. Consigner, Sequence Stand State States Property Description of the States States

WHEREAS by some of law of interaction, one Dulai Chandra Mandal contrast. Relations Mondal were because the joint owners of ALL THAT piece and parent of plot of Last necessary about 0 to Arres, being and emotion interaction. BACKGROSSI, J. L. No. 12, R. S. Sc. 100, Toron Sc. 2500, nonlinear in E. S. Beg We. 407, appearinging to 1, S. Change Sc. 1164, emission 24 Perposite.

AND WHENEAS while the sold Daild Chandra Mandal and Prox Rembus.

Mondal lettific event and possessed at or orbitals seed and sufficiently matter in the afternoon landed property, they amounted the afternoon landed property and firm the sold fruid Chandra Mondal because the posters of the plot of land encourage about 0.30 Acres, from the matthews with at the afternoon plot of land encourage about 0.30 Acres, from the matthews with at the afternoon plot of land.

**SEO WHEREAS** after the partition of the aforemal aim of Lord, the unit **Data! Chambra Monda!** proposes a School for proving and district the others of local into S into piots (song nanoment as Schools Pur No. 'A', 'B', 'C', 'O', 'S' and 'S' and then assumed to sell out the and plate come and in Invase of intending Purchases or Purchases.

AND WHEREAS wher browns much services of the said finds charactes. Minimal one Sciences Parks Parks Seen, will of his Arcticado Seen, succeed to purchase one Park.

AND WHEREAS for a Saf Billion Robala taged twitt stay of December, 1969. the said Dalai Chaudra Mindal Shreen control to and collect to the Vendor), sold and immerced ALL Trial piece and parent of piece of June. Phonofod on DANGA alternated up Scheme Plot Fig. 57 processing about QQT drives represent to 2 from 1 months 4 from Continues 2 from become Part he the same a little more or less 19ting and attained south Monta. http://doi.org/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016/10.1016 H. Dag No. 407 amortaning to ⊆ H. Khadam No. 1 204 corresponding to H. 1 KNADOW No. 1468, ander Palice Souther Balance, Balance, Donne North 24-Chrysman, armound in Lower of the sand Remosts Juthilia Rang, where he Arabanda Barro Historiashot referral to and called some Partheers, which was stilly registered with the Office of the Scholingers of Consumer. Districtions and eccorded into Book No. 1. Votume No. 146, Physic 165 to 171. From No. 10230 for the year 1966, against the nameNo committation. managed drives and those handed over the years and peaces. person with a majoritation and fore-

AND WHEREAS by Virtue of afterweek proclams the soul Summit Authors

Dang, which has removed these two over the side and absolute colour of the

more and fine and property and more many in the Dependence of Local

Bottom Betterment and her many has been recorded accorded to the first them as

The Late of the company of R. B. (1), W. Flag the STEE, and then the west defined.

Juliusa Game, level to per jumps, retra, trace, some and other maryungs

AND WHEREAS while there for such firturals Justilian Bress, were of the Aristonian Bank witch among and presessed of me otherwise well unit audinomity woulded to the allowed property as recorded invest by a Bul-Biocosy Schools during \$50% day of December 1993 the sound browning Justicina Biast, lette of Bir Arabania Biasis, threein subtreed or aidd called un than Vendon fills to Jue regent measurement of lastful name; said, transferred, perceived, grannest, admirred and asserted 6.05 THAT poor unit perceived of given of basel classified as Dishib's alreadited as Stimmer Plot 50; "E" assumetting allight (BRT Acros) reputations to 2 (two) Commits (4 (from) Chinase as O Limits Square From he the some a little more or less bytes must advanted monte. Minuse / SECREDANS J. L. See L.J. M. S. Sto. 1981 Bour Sto. 2008; compressed on C. S. Ding Str., 407 Interesponding to H. W. H. W. Ling Str., 432 apprentationing this is in interest the Tibré concernmenting by N. S. Kitaman 900 I will corresponding to L. E. Stration for him time outline the lack fluste of Reported Basimopus No. 1 Count Parodonest, within the presentation of the lattice of the Additional Castery Salt Registers in Hidden Sugar, Salt Labo City, under Police Station - Balactist, Divings Trumb 14 Proposes minimals in falcour of the most Set Kalyan Kumas Day, and of look Percent Occasi-Date, discremelier referred to seal traffel in the Descharer and the Vendur beaution, which was dray registered with the Office of the Harriso Registree of the Chapter Storte 24 Programs of Humani and described one Book [46, 4]. Volume We. 160. Pages 200 to 215, recent the 64 to 5 to 100 pers 3000. against the simulatic consideration membooks (become and those backets some the warms and producted promotions adjust note that therem-

AND WHEREAS to winter of the administration for sont the sont the sont the Kalyan Kannet Dan this Vennet Investigation for each and absorbed overant of All-THAT process and puzzed of past of larger, obsculied no DANGA, administration of School of the School of the sont of the sont

ment fields with patterniarly automated in the facilities recover berequied and referred to such called in "Our SAID PREMILES"

AND REFERENCES of a Version increase acquired good about 1916, full power and advolute mathematy covaries the most pice of last standing thereon and forgottes with the all enters of measurement right of the assument posterior building to the small pick of land, specifically and particularly manuscored in the Schooling services because will and millionedly contain become scient and presented of or otherwise well and millionedly containing a stronge the mater absolutely forever and the from all earls of encountermores, attachments, being dispersion, and provides a contrained and individual with the from the free provides of the stronger and the Version buildings of encountermore, attachment, administration of the free of land stranding thereon openificative and minutately immitted to the Schooling weather between the specificative and minutately immitted to the Schooling weather between the specificative and minutately immitted to the Schooling weather between the specificative and minutately immitted to the Schooling weather between the specificative and minutately immitted to the Schooling weather between the specific the specific strong the section between the specific strong the section between the specific strong the specific strong the section between the specific strong the specif

AND WHEREAS the Vendor that to provide at hands, agreed to sell the SALT
PROPERTY to one Sci DESASSES ROY, the Continuing Furth Series, at and
for a Tanal Commitmentary of Sa. [3.38,000]. Stopers Therees Lan and
Temps For Thomson's Same and the Saltimonia Same too among part a
gain of Sa.3.25,000. Stopers three Lan and Terrory For Thomson's soly in
the Vendor become as part parameter of the Sand Commitments.

AND WHEREAS the Londruming Facts' horses, being not white to complete
the pade transaction on law year former, approached [1] DHANSISHI
MERCHANDINE PRIVATE LIMITED, and ill KUTY MARKETING
PRIVATE LIMITED the Purchaser berein in take the community of the
SAID PROPERTY in the favour and requested the France in complete the
Said in finance of the Purchaser, which request has been excepted by the

AND WHEREAS the Confirming Party Large suppressed and giving uniformly to the Prochaser that the Conditioning Party has not at any time date to executed or innormally suffered as from mate as jury to any act deed matter or fitting, whereby the Sauf Property or any part shared one or may be impossibled, encountered to effected any site. The Confirming Party has place not in any manner right with the Sauf Property of freedom any time party right theorem, by victure of the rights under the soul themselves allowed that the Rights under the soul themselves.

AND WHEREAS the Commission Force is signing these presents to make a fewer time recitive burdlesses become and upon versign of reconstruction of the commissions pool by how of the Commissions of the authorized from the Commissions Planty terroity affects and terroity terroity affects the Commissions Planty terroity affects and action-blodge. These the Commissions forty between and toward regions of the Commissions of effects and toward product to the Theory and the Commissions of the Commissions of the Commissions of the Commissions of the Commissions and toward product to the Theory and the Commissions of the Commissions and the Commissi

AND WHEREAS HER. Due present of the Own Commission of the 10.55.000; Whereas There is not Tomory For Tomorism (India) to the 10.55.000; Whereas There is not town of the Lambers of the La

AND WHEREAS there is Promotion being the special property of the State of the North State of the State of the

others, specifically measured in the Salamais wearen normalized propagate as well as becomissive radical at the BASD PROPERTY, or and for a Total Consideration of Salamaiology to the parties become server and recommission master some of the immined property.

#### NOW THIS UNDERTURE WITNESSTEEN as follows

by paramose of the agreement and in constituted remarking of the nam of 64 (3.25,000). (Supern Trusteen Car and Thermy Sice "Scouting Only, daily paid by this Parallague to the Conduc directly and also through the Confirming Party, at he falloce the exmission of Man insurance on the messar admiss? The Vendur dish bereas in well as by the recept and many because, some some and seasowheles and of and from title prometit of the some in vices part thereof brown anagett retiaum good discharge the Burchises on one portry perman of the Said Property and tree your Co-mout the Youder sink beavily grant, self, convey, transfer; peeign and amone and the Durrhame and 100 Spolimons Party Service conflicts much said autocomic and tracities in fagour of the Practicers, of all the automy of the right title coil laterest of whatevert in housescent realize in the Said Property, i.e. ALL THAT pages or parcel of of band, identified on Schools Stor, spr., spr., smallering about 0.027 Acres, equipters to 2 (two) Cumbs 4 (foot) Chittaries, many or hose. TOORTHER WITH a 100 (free Humbed) Squire Feet structure standing director, byog and smaller makes Militia HECSCNOAM, J. L. Sto. U.S. R. S. No. 109, Tome 3to, 2998. competition in S. A. Hon Str., 407, provide the drop to H. A. L. R. Cott, No. #32 appertaining to C. H. Khminin No. 1004, corresponding to 8. S. Challen She 1966 overespreaments to L. M. Kharton Sci. 556, within the major Disported Strategy of No. 2 (norm Proceedings), within the a miletim of the Office of the Additional Diamer Sch-Septemb of Hadinan Biogram was placed Corp similar from a Source distinct of Distinct Storts lit Ferminan TOGETHER WITH the right to bee the entoness. processor, made district. When here without any observation is otherwaappendicable accommend to the fat-halo accome becoming and seminates scienced in his "the field Property" OR HOWSORVER OTHERWISE the said jungery, and every past thought and nor at it invente before were in more talament business and becomes content across COMMENSATION OF THE PROPERTY OF THE PARTY OF

filemen, loss, summer, assesses promps, apparenters and expensions schemower or the and projects or sen out every part thereof belonging by on in only was, approximing to an annually heat, most member in regress thereasts or republic to belong at he eache the long bearing without some series with hope coursed temeraturing least a seems therrot all the other rights liberture title, marron-Children, was possissed, preserty static and designed interpreter of the Vermine unter unit signs the paint property and every year) thanked and all other existence at title attaneous in one way retaining us or . concerning the send properly which now see or byrouther ghalf or undbe in presented, pours of control of the vehicle or two other persons or pressure than the brooks and process the same within any action HE AND SHIRM TO LEW AS BY THAT YOU HAVE AND TO HOLD THE SELL property, berrie probled transformal comment and weapped of assessment occuminated on to be with the appearmenances were the Purificario plublings and invert. her here all amountainers whitemoreout.

# 2 THE VENDOR DOTS HEREBY COVENANT WITH THE PURCHASERS

- That consideration my set that metric is finite wherever by the Vendor or his presentate is that is use in them from security in accountry in accountry in the many infriend to the community, the Vendor is talk and absolutely extend and presented of an observate well and sufficiently country in the said property hereby granted and community as expressed or simulated as to be for a perfect monocountry summer as informative without any number of combiner, use, that at other fitting whitespeers to after it moles and the same, and
- iii) The problem who may make art. doed or stong whomever abserted, the venitor new has good cure, but been and another artificial and indefensive tries to grant, convey, therefore and antique the most property furthy gracedy conveyed, it as being and assumed to expressed or minutest on to be with the specific many with and to the source of the furtherms in the

removed adversarial and incording of the true intens and messang of

- (in) 78647 the Purchasers small and may from the to the and at all imms become peacestry and guardy food secure possess and stays the and property forces granted concept, supplement and sessional sets received and type trans. Sever and profits throat for the time absolute and and bearing strains are booked startment, americapium, instructional or and present sections or instructional wholescore their of its the Versita in any points in present wholescore their of its the Versita in any points in present.
- The contract of a sure of the contract of the
- VI THAT Inition the Venture and the present forming or heading or approach imming any comes many terms of control forms and to appropriate the street of the present of the property of the present of the property of the property of the property of the property of the street of the str
- When the transfer of the property of any or seem part themsel as the attracted in any proceeding of color any problems of Fields Remark Sciences and as attracted in any or the in sections of any extends are at the process of become Yes and re-

the second and assembly a me true board and assuming of these presents, and

- THAT are Paratisents shall and more from time to been and at all times because proceeding and queelly finall occupy powers and expert the end property barely ground conversal, insultanced and hanging and econored and lake erosts, seems and grotten mercal by his absolute our and beautiful and located because present and problem mercal and problem for the process and problem for the process and problem of an arrangement and all the risk problem at any process and administration of the process and process and process are the process and process and process are processed and processes.
- FOR THAT there was above. BuyEs and clearly and above the response of the freezest on effective by most of the curve and assumptions of the Vender and sent sufficiently served demonstration and other source material, tills clearly served demonstration and other source material, tills clearly served or them.
- At SEAT Partner the Versiter and off present terring or languide as a part of the soul terring of the versite and/of the profits of the soul terring of the frontier of the soul terring of the frontier of the frontier of the soul terring of the frontier of the frontier of the soul terring terring terring the soul terring terring terring terring the soul terring terrin
- THAT the said processy to some accordance of Political Comments of Political Comments of the particular of the said or processing or p

- 905 THAY me seems issued union the Public demands recovery Act.

  Inch been wreed on the Vender on my such name has been
  published, and
- THAT the Vendos has not are removed any mouse of requisition of acquisition of the property described to the Schedule before and the and property has not been affected by not actions of soad oliginates of for may other proposes, and
- (X) THAT the Provincess and all person channing missigh is carded time home undisposed was all summer of lights. Occupie or mer the word property acut oil often rights, of procedures of low and in equity, and
- N) CHAT the Vendos shall and will at all times because its testinal in indemnate the Principal and application of any states are the second of the Principal and its answer of any states are promoted of the Vendor of by the intersect of any charge, amountable or intersect interprint of trust from rependence of any charge, and reliable in the property one whetheren within before a after decreasing an exercise in other logal and have afternoon although the property because it property because it is other logal and have afternoon manually the property because it is other property and promoted in the Physhamics; and
- THAT simultaneously will the assention of this field of supersymmetric better provided recent pressument of the seed of property described to not detective better two field and absolute power thread and benefits of the Providence on fall and absolute power thread and all tights. The property of the seal property become restricted and tights the property of the seal property become restricted and the Perchange by series of the dead of commence of the dead of commence of the dead of commences absolutely and the comp
- SEC THAT the Vendor shift beliefly declare flux the said property is fere from all series of annualizations inhalizated and in has great and marketonic right halo and dimensions the said property, asmacribed in the Schooling beliefly belief.

Sign THAY signal amounts with the execution of the steel, the braides became being oil documents of title relation to this property signal the Positioners, we per Schedule below, and happen like Vendor harms inches me former site is hable to hardware times document in and what he will indice the arms from the improperty and and what he will indice the arms from the impropried and hardware.

#### SCHEDULE OF THE LAND

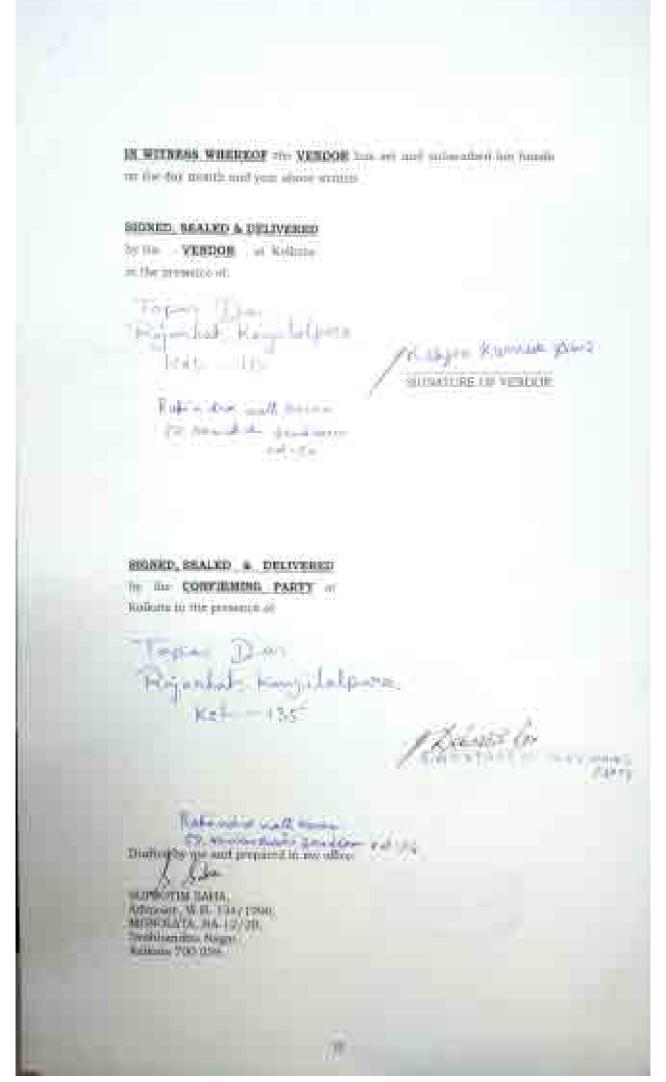
ALL THAT place and powers of piece of taxof, observated as Selbettic Piece Inc. "y" ...measturing shoots 007 Acres, equivalent to 2 (Dee) Contains 4 (four) Character, most or less. TOGETHER WITH a 260 office [dunderd] Square Tree excusione econoling thereon typing and unusued tender Monto-RECEPOANT. I. I. No. 12 N. R. See 108 Times Tw. 1008, compressed by the Bog Wo. sure, corresponding to R.R. (L.R. Deg No. 432; appartments) to C.S. Khames Nic. 1994, corresponding to M.S. Minney No. 3404. porcesponentegy on L.E. Montons No. 290, willbin the local house of Paparha). Bleimugue No. 1 Gram Familianis, weight the Dissertation of the Office of the Admitional Tourier State Segisters of Bothur Negar, Sall Lake City. under Proce Statlan Kajartan. District Borth Dis Consess. TOGETFOR WITH all more of rights, rescribing professes and apparentmesses whistpower belonging to of regord therealth and apparement therein and respected has bethe shir comment fight of the grow of later or quantum for impresse unif express unit for having tributions, water and elitities commercial. Hispanic mater or most the next patter and provene tempter with all acres of measured states of air light on more on above in (b) plan attached howwith and briefly and brouded as follows

ON THE NORTH | Withir Known Majam-Ler, Schoon Plan So. "ff".

ON THE SOCTH | Limit and flighting of Hate loveling Mendal, June 1997 No. 411

THE THE EAST Seems Fort Wate Licentino Contago.

CON SERVICESS T Lambs of Dated Character Humble Spaces H. R. Dog Po. 4-12.



#### BECKERT

RECEIVED 6 June of the 13.22.000/ [Rupeon Thurston Lab. and Tennop Size. The second Civilian State State section powered Pro-Colors, secrepting to Mission of Consupersion, sinced barren father-

#### MEMO OF COMMUNICATION

Amount (Rx.)	Data	Mo.	Bank/Branch	Insued in Favour C	
ERVINGS	30 01:3011	WALLER		No.	- 644
6,00,000/			Department Common	Immage De	na should firmer
2,00,0007		PARTINE	Amount from 6		
11.16.0007	Thijiris S	1000 147 40	of Tarable 11-15-16-16-1	Den	

Wilterson

Toyler Div

MARKET BURNESS TO SEE

MACRONIA THE WILLIAM STREET

Doublest for me and preprint to not will us.

BITTHEFTEN MANA. Advisate, W.H. 1549 DWG. MENCHATA, DA-12/79

Deshinadin Xuper Kumus 700 ofsu



#### Government Of West Bengal Office Of the A. R. A. - II KOLKATA District-Kolkata

### Endomement For Deed Number : 1 - 05382 of 2011 (Senal No. 04824 of 2011)

#### Gn 26/04/2011

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

Presented for registration in 14 10 his are 25/04/2011, at the Phrists residence by Kalyan Komar Des.

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

Execution is admitted on 25/04/2011 by

- Keryen Kurrer Den, son of Lette Prenche Gopel Cos., 5th A. Kersongachi Road, Kol. Thanso-Phosi Bagerr, District-South 24-Pargenes. WEST SENGAL India, P.O. Phy. 700054 By Costs Hindu. By Profession. Senace.
- 2 Debasish Ruy | Continuing Parry | son of Chilamangus Roy | Deshadrovs, R. Gopelpor, Ragertal, Kol. Thans: Bageatt, Oothet North 24-Perganas, WEST BENCAL, India, P.C. Pr. 200130 | By Castel Hadu, By Profession | Besidess

Identified By Bawanath Maria, son of Lase S Cil Maria, 45 Bi 1, Kankurgachi 2vd Lane, Kol. District Kolkanii, WEST BENGAL, India, F.O. - Pic. 200054 By Casta Hindu, By Picifession Butaness.

> ( Eudhakar Sahu ) ADDI: REGISTHAR OF ASSURANCES III

#### On 28/04/2011

#### Payment of Foos:

Agricum By Cash:

: Bill: 148556; pn:28/04/2011

Libror Admin | At 11 = 14554 | E ≤ 7 - 3 ≤ 556 | Millsr ≤ 261 - M(b) = A(-con 28/04(20) T ).

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

Certified that the market value of this property which is the subject resides of the deed has been assessed at Fig. 120,0000

Cortined that the required assets doly of the document is Rs. 66260 /- and the Starral duty rold as impractive Es. 1000

#### Deficit stamp duty

Ballot where duly

I III ACCOCC II DING DAYARDO CODDITTO III BU III OF WALL DAGULATI, INCIDENCI OF 2R DU TOTT

( Sudhukar Sahu ) ADDL REGISTRAN OF ASSURANCES-II

1110 100

TARA JULY 18 10:00 EndorsementPage 1 of 2



# Office Of the A. R. A. - II KOLKATA District - Kolkata

## Endorsement For Deed Number 1 - 05382 of 2011 (Serial No. 04824 of 2011)

2. He 25300/- in purch2318625/04/20118iate Bank of India. BAGLIATI meason as 28/04/2011

( Sudhaker Sahu ) ADDL REGISTRAR OF ASSURANCES-II

On 29/04/2011

# Certificate of Admissibility(Rule 43, W.S. Registration Rules 1962)

Admissible under case 21 of West Bengui Begistierion Rue. 1362 (Ley attemped under schedule 1A. Article number 23,5 of Indian Starry Act 1899.

#### Payment of Fees:

Amount By Chair.

Ha. 04: on 25/04/0011

Exempted ( or 29/04/2011)

(Suthekar Safiy) ADDL REGISTRAR OF ASSURANCES-II

ADDL REGISTRAN OF ASSURANCES II

IndorsementPage 2 of 3

29/08/2011 16/10:00

## FORM FOR TEN FINGERPRINTS 1 Little Form Hing Middle Thumb The land Thomb Middle Linn Ferr Ring. Width PARKET Little River Middle Face Thumb (1 =0 144400 April Thundy Fort: Middle River Cittitu High Paul I Oliver Stidille i ittitime Thoroth Buck Contract by Middle Thomas Flore. Rong Little chair then

Scanned by CamScanner

# Cemticate of Regulation under section 60 and Rute 69.

Registered in Book - ! CD Volume number 21 Page from 2636 to: 2553 being No 05382 for the year 2011



(Sudhakar Sahu) 05-May-2011 ADDL, REGISTRAR OF ASSURANCES II Office of the A. R. A. - II KOLKATA

West Barigal