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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

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Certified that this document is admitted to Registration. The signatures sheet and the stamp sheet attached to the document are part of this document.

Additional District Sub Registrar
Burdigha

10 JAN 2018

DEED OF GIFT

This "Deed of Gift" is made at Kolkata, this the 10 th day of January, Two Thousand Eighteen (2018), AD.

Between

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A.D.S.R., SEALDAH
 10 JAN 2018
 Dist. South 24 Parganas

Identified by me,
 Dukun-don
 son of Late Meghmed Sen
 Occupation - Business
 Cafe - Hindu/Indian
 Add: T/7H/1, Kalimuddin Lane
 P.O. Beadam Street, P.S. Manicktala,
 Kolkata. 700 006.



Sealdah Civil Court
 ALAKE MUKHERJEE

18/11/17
 300/-
 Aman Mall Gama
 2/11/17 Sealdah Nagar
 Sealdah
 Khatra 700067

3899.
 Value.
 18/11/17
 Aman Mall Gama
 Address.
 Vender.

(1) **Smt. Dali Rani Garai (PAN : AGUPG9166F and AADHAAR NO : 3665 2310 3492)**, widow of Late Biswanath Garai, by Occupation-House wife, by Nationality- Indian, by Faith-Hindu and residing at Premises No. 2/1B/1, Bidhan Nagar Road, P.O. Ultadanga, P.S. Ultadanga, Kolkata-700 067, (2) **Smt. Archana Garai (PAN : CIQPG7445F and AADHAAR NO : 3252 1905 8349)**, widow of Late Rabindra Nath Garai, by Occupation-House wife, by Nationality- Indian, by Faith-Hindu and residing at Premises No. 2/1B/1, Bidhan Nagar Road, P.O. Ultadanga, P.S. Ultadanga, Kolkata-700 067, (3) **Smt. Mahuya Sadhukhan, Nee-Garai @ Smt. Mahua Sadhukhan (PAN : FHTPS9477J and AADHAAR NO : 9238 5572 7179)**, wife of Sri Samir Sadhukhan and married daughter of Late Rabindra Nath Garai, by Occupation-House wife, by Nationality- Indian, by Faith-Hindu and residing at Bhatenda, P.O. Rajarhat, P.S. Rajarhat, Kolkata-700 137, District : 24-Parganas (N), and (4) **Smt. Papiya Biswas, Nee-Garai @ Smt. Papiya Biswas (PAN : BVZPB9788D and AADHAAR NO : 7640 7598 4720)**, wife of Sri Manabendra Nath Biswas and married daughter of Late Rabindra Nath Garai, by Occupation-House wife, by Nationality- Indian, by Faith-Hindu and residing at Premises No. 470, Garia Main Road, P.O. Sonarpur, P.S. Sonarpur, Kolkata-700 084, District : 24-Parganas (S), hereinafter jointly called and referred to as "**Donors**" (Which terms or expression shall unless excluded by or repugnant to the context or subject be deemed to mean and include their respective heirs, executors, successors, legal representatives, administrators and assigns) of the **One Part**.

And

(1) **Sri Amar Nath Garai (PAN : AEAPG9058C and AADHAAR NO : 5401 3980 3636)**, son of Late Biswanath Garai, by Occupation-Business, by Nationality- Indian, by Faith-Hindu and residing at Premises No. 2/1B/1, Bidhan Nagar Road, P.O. Ultadanga, P.S. Ultadanga, Kolkata-700 067 and (2) **Sri Rana Garai (PAN : ALKPG6573H and AADHAAR NO : 6021 3861 1891)**, son of Late Rabindra Nath Garai, by Occupation-Business, by Nationality- Indian, by Faith-Hindu and residing at Premises No. 2/1B/1, Bidhan Nagar Road, P.O. Ultadanga, P.S. Ultadanga, Kolkata-700 067, hereinafter jointly called and referred to as "**Donees**" (Which terms or expression shall unless excluded by or repugnant to the context or subject be deemed to mean and include their respective heirs, executors, successors, legal representatives, administrators and assigns) of the **Other Part**.



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WHEREES by an Agreement dated the 14th day of February 1937, between Sri Jadu Nath Roy and Sri Priya Nath Roy, the then resident of Premises No. 16, Sovabazar Street, Calcutta, as Party of the First Part and Sri Banbehary Sikdar, Sri Nani Gopal Sikdar, Sri Govinda Prosad Sikdar, Sri Byomkesh Sikdar alias Sri Joy Gopal Sikdar, Sri Khudiram Sikdar and Sri Nanda Lal Sikdar, the then resident of Premises No. P-46, Rashtraguru Avenue, P.S. Dum Dum, Calcutta-28, as Party of the Second Part and the Reliance Property Company Limited, a Company registered under Act. VIII of 1913, in liquidation, having its the then Regd. Office at Premises No. 6, Royal Exchange Place, Calcutta, as Party of the Third Part, all matters concerning the partition of the Premises Nos. 1, 2, 2/1 & 2/2, Ultadanga Main Road and Premises No. 150, Ultadanga Main Road and Premises Nos. 8 & 8/1, Canal East Road, Calcutta, by metes and bounds amongst the said Parties into their respective shares viz. 1/4th, 1/4th and 1/2 as mentioned in the said Agreement were referred to the sole Arbitration of Sri C.K. Sarkar.

AND WHEREAS the said Sri C.K. Sarkar, the sole Arbitrator having heard the all Parties and having duly weighed and considered all the matters placed by the all Parties before him, he made and published an award in writing and concerning the matters referred to above.



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AND WHEREAS by the said award the Arbitrator allotted to the aforesaid Sri Banbehary Sikdar, Sri Nani Gopal Sikdar, Sri Gobinda Prosad Sikdar, Sri Byomkesh Sikdar alias Sri Joygopal Sikdar, Sri Naba Kumar Sikdar, Sri Kunjabehari Sidkar, Sri Kali Prosad Sikdar, Sri Khudiram Sikdar and Sri Nanda Lal Sikdar, amongst other properties in lieu of their 1/4th share in the said Premises Nos. 1, 2, 2/1 & 2/2, Ultadanga Main Road and Premises No. 150, Ultadanga Main Road and Premises Nos. 8 & 8/1, Canal East Road and after The Premises Nos. 1,2,2/1 & 2/2, Ultadanga Main Road, measuring 01 Bigha 15 Cottahs, 12 Chittaks and 43 Sq.ft. with Structure, as particularly described in Part II, of the Schedule of the said award and shown marked Lot "B" within colour by "Blue" border in the enclosed Site Plan as Annexure-"Y" of the said award to be held and enjoyed by them jointly among themselves.

AND WHEREAS in terms of the aforesaid award the said co-sharers Sri Banbehary Sikdar, Sri Nani Gopal Sikdar, Sri Gobinda Prosad Sikdar, Sri Byomkesh Sikdar alias Sri Joygopal Sikdar, Sri Naba Kumar Sikdar, Sri Kunjabehari Sidkar, Sri Kali Prosad Sikdar, Sri Khudiram Sikdar and Sri Nanda Lal Sikdar become seized the possessed of the aforesaid undivided property measuring 01 Bigha 15 Cottahs 12 Chittaks and 43 Sq.ft. and Jointly enjoyed the same, being forming portion of Premises Nos. 1, 2,



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2/1 & 2/2 Ultadanga Main Road and after wards which was stand as re-numbered Premises Nos. 1A, 1B, 1C, 2A, 2B, 2/1A & 2/1B, Ultadanga Main Road (Now Bidhan Nagar Road).

AND WHEREAS by passage of time admittedly Sri Sashi Sekhar Paul, son of Late Hem Chandra Paul, the then resident of Premises No. 23A, Ultadanga Main Road, P.S.-Ultadanga, Calcutta-4, become one of the co-owner having his undivided 1/4th share, Sri Nani Gopal Sikdar, son of Late Beni Madhab Sikdar, the then residing at Premises No. P-46, Rashtraguru Avenue, P.S. Dum Dum, Calcutta-28, having his undivided 1/8th share and (1) Sri Samaresh Sikdar (2) Sri Sachin Kumar Sikdar & (3) Sri Gour Chandra Sikdar, all sons of Late Byomkesh Sikdar alias Late Joygopal Sikdar, the then resident of Premises No. 95, Southern Avenue, P.S. Tollygunge, Calcutta, having 1/8th undivided joint share and Sri Nani Gopal Dey & others, having their joint undivided 1/2 (half) share in the aforesaid under two number Premises Nos. 2B & 2/1B, Ultadanga Main Road (Now Bidhan Nagar Road).

AND WHEREAS joint possession & enjoyment of the aforesaid properties / premises having proved-in-convenient, a Partition Suit arosed between the parties before the Court of Sixth Subordinate Judge at Alipore, being TS No. 118 of 1953, for partition of the aforesaid properties / premises among the co-shares by metes and bounds as per share.



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AND WHEREAS after passing of the preliminary Decree in the said Partition Suit (Order No. 158, dated 24/04/1962), as per submitted report with annexed partition plan, submitted & prepared by the Partition Commissioner, dated 18/05/1960, appointed by the said Court of Sixth Subordinate Judge at Alipore.

AND WHEREAS property marked as LOT- "B", being all that piece & parcel of Bastu Land, containing an area of 04 Cottahs - 00 Chittack - 00 Sq.ft., be the same a little more or less, togetherwith structures, being demarcated portion under only Premises No. 2/1B, Ultadanga Main Road (Now Bidhan Nagar Road) was absolutely allotted to Sri Nani Gopal Sikdar, son of Late Beni Madhab Sikdar, the then resident of Premises No. P-46, Rashtraguru Avenue, P.S. Dum Dum, Calcutta-28, in lieu of his 1/8th share therein and LOT-"A", LOT-"C" & LOT-"D", mentioned property was allotted to other co-owners as aforesaid.

AND WHEREAS property marked as LOT- "C", being all that piece & parcel of Bastu Land, containing an area of 04 Cottahs - 00 Chittack - 00 Sq.ft., be the same a little more or less, togetherwith structures, being demarcated portion under only Premises No. 2/1B, Ultadanga Main Road (Now Bidhan Nagar Road) was absolutely allotted to Sri Samaresh Sikdar, Sri Sachin Kumar Sikdar & Sri Gour Chandra Sikdar,



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all sons of Late Byomkesh Sikdar alias Late Joygopal Sikdar, the then resident of Premises No. 95, Southern Avenue, P.S. Tollygunge, Calcutta, in lieu of their 1/8th joint share therein and LOT-"A", LOT-"B" & LOT-"D", mentioned property was allotted to other co-owners as aforesaid.

AND WHEREAS property marked as LOT- "A", being all that piece & parcel of Bastu Land, containing an area of 09 Cottahs - 03 Chittack - 25 Sq.ft., be the same a little more or less, togetherwith structures, being demarcated portion under two number Premises Nos. 2B & 2/1B, Ultadanga Main Road (Now Bidhan Nagar Road) was absolutely allotted to Sri Sashi Sekhar Paul, son of Late Hem Chandra Paul, the then resident of Premises No. 23A, Ultadanga Main Road, P.S.-Ultadanga, Calcutta-4, in lieu of his 1/4th share therein and LOT-"B", LOT-"C" & LOT-"D", mentioned property was allotted to other co-owners as aforesaid.

AND WHEREAS thus Final Decree in the said Partition Suit, being TS No. 118 of 1953, was passed on 24/04/1962, vide order No. 158, by the said Court of Sixth Subordinate Judge at Alipore.

AND WHEREAS being dissatisfied with the said Final Decree of said Partition Suit being TS No. 118 of 1953, said Sri Sashi Sekhar Paul, filed a first appeal before the Hon'ble High Court , Calcutta, being first appeal No. F.A. 719 of 1962.



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AND WHEREAS during pendency of the said appeal, said Sri Sashi Sekhar Paul taking decision not to proceed with the said first appeal further, filed an application before the Hon'ble High Court, Calcutta and the Hon'ble High Court, Calcutta, accepting the said petition was pleased to pass an order for dismissal of the said first appeal on 04/03/1979, so for information as received.

AND WHEREAS on dismissal of the said first appeal the former said Final Decree stood as final, which was passed on 24/04/1962, vide order No. 158, in the said Partition Suit being No. TS. 118 of 1953.

AND WHEREAS in course of continuation of ownership right by Sri Sashi Sekhar Paul, in respect of the aforesaid entire property marked as LOT- "A", being all that piece & parcel of Bastu Land, containing an area of 09 Cottahs - 03 Chittack - 25 Sq. ft., be the same a little more or less, the said Sri Sashi Sekhar Paul, by dint of regd. "Deed of Indenture" dated 24/04/1979, regd. in the O/o the Sub-registrar, Sealdah and recorded in Book No. I, Volume No. 17, Page Nos. 123 to 129, Being No. 396, For the year 1979, sold, conveyed and assured the said entire property marked as LOT- "A", in favour of Sri Ajoy Kumar Das and Sri Sukumar Das, both sons of Sri Judhistir Das, on valuable consideration mentioned therein and since purchase the said entire property marked as LOT- "A", the said Sri Ajoy Kumar Das and Sri Sukumar Das, become the absolute joint



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owners of the aforesaid entire property marked as LOT- "A", but their joint names were not mutate in the then Assessor Department of the C.M.C. office.

AND WHEREAS in course of continuation of ownership right by said Sri Ajoy Kumar Das and Sri Sukumar Das, further all that piece & parcel of Bastu Land, containing an area of 02 Cottahs - 12 Chittack - 22 Sq.ft., be the same a little more or less, with structures, from the part / portion of Premises No. 2/1B, Ultadanga Road (Now-Bidhan Nagar Road), out of their aforesaid entire purchased property marked as LOT- "A", by dint of regd. bengali "Deed of Sale" dated 27/04/1981, regd. in the O/o the Registrar of Assurances, Calcutta and recorded in Book No. I, Volume No. 147, Page Nos. 140 to 146, Being No. 3490, For the year 1981, the said Sri Ajoy Kumar Das and Sri Sukumar Das, jointly they sold, conveyed and assured the said part / portion property in favour of Sri Biswanath Garai, Sri Rabindra Nath Garai, Sri Alope Kumar Garai, all sons of all sons of Late Atul Chandra Garai (Father)/ Late Rajlakshmi Garai (Mother) on valuable consideration mentioned therein and since purchase the aforesaid property by the said Sri Biswanath Garai, Sri Rabindra Nath Garai, Sri Alope Kumar Garai, they become the absolute joint owners of the aforesaid land with structures property. It is pertinent to mention here that pre-decessor-in-interest of Sri Atul Chandra Garai, was the occupier / tenant (the then Pre. No. 2/1B/H/14/1) in respect of the aforesaid property during his life time and



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after demise of Atul Chandra Garai (date of death 24/04/1979), the said purchasers prior to purchase as aforesaid property were the joint occupiers / tenants (the then Pre. No. 2/1B/H/14/1) of the said property under the said joint vendors.

AND WHEREAS by virtue of the aforesaid bengali "Deed of Sale", dated 27/04/1981, the said Sri Biswanath Garai, Sri Rabindra Nath Garai, Sri Alope Kumar Garai, became undivided joint owners of all that piece and parcel of Bastu Land containing an area of 02Cottahs-12Chittak-22 Sq.ft. be the same a little more or less, with structures being portion (the then Pre. No. 2/1B/H/14/1) of Premises No. 2/1B, Ultadanga Main Road (Now Bidhan Nagar Road).

AND WHEREAS the aforesaid purchasers (Sri Biswanath Garai, Sri Rabindra Nath Garai and Sri Alope Kumar Garai) applied before the then Assessor Department of the CMC office, for mutation of their joint names in respect of the aforesaid property on deleting the name of recorded occupier / tenant (the then Pre. No. 2/1B/H/14/1) i.e. Sri Atul Chandra Garai (since deceased) with conversion ("B" to "P") of said premises number (the then Pre. No. 2/1B/H/14/1) and then the authority concern i.e. Assessor Department of the CMC office, though approved the said mutation in their joint names by deleting the name of deceased Atul Chandra Garai, w.e.f. 01/10/1986, but conversion ("B" to "P") of the said premises number (the then Pre. No. 2/1B/H/14/1) was not been done, hereinafter referred to as **"undivided entire property"**.



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AND WHEREAS in course of peaceful possession of the aforesaid **"undivided entire property"** one of the joint owner Sri Biswanath Garai, who was a Hindu governed by Dayabhanga School of Hindu Law, having his undivided 1/3rd share in the aforesaid **"undivided entire property"** died intestate on 21/04/1983 leaving behind him surviving his only widow Smt. Dali Rani Garai and only son Sri Amar Nath Garai, as his joint legal-heirs and successors to inherit aforesaid undivided 1/3rd share in the said **"undivided entire property"** left by deceased Biswanath Garai and thus said Smt. Dali Rani Garai become joint owner in respect of her undivided 1/6th share and similarly Sri Amar Nath Garai also become joint owner in respect of his undivided 1/6th share in the said **"undivided entire property"**.

AND WHEREAS in course of peaceful possession of the aforesaid **"undivided entire property"** one of the joint owner Sri Rabindra Nath Garai, who was a Hindu governed by Dayabhanga School of Hindu Law, having his undivided 1/3rd share in the aforesaid **"undivided entire property"**, died intestate on 23/11/2007 leaving behind him surviving his only widow Smt. Archana Garai and only son Sri Rana Garai and two married daughters Smt. Mahuya Sadhukhan (Nee-Garai) @ Smt. Mahua Sadhukhan, wife of Sri Samir Sadhukhan and Smt. Papiya Biswas (Nee-Garai) @ Smt. Papiya Biswas, wife of Sri Manabendra Nath Biswas, as his joint legal-heirs and successors to inherit said undivided 1/3rd share in the said **"undivided entire property"** left by deceased Rabindra Nath Garai and thus said Smt. Archana Garai, become joint owner in respect of her undivided



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1/12th share, Sri Rana Garai, become joint owner in respect of his undivided 1/12th share Smt. Mahuya Sadhukhan (Nee-Garai) @ Smt. Mahua Sadhukhan, become joint owner in respect of her undivided 1/12th share and similarly Smt. Papiya Biswas (Nee-Garai) @ Smt. Papiya Biswas, become joint owner in respect of her undivided 1/12th share in the said "**undivided entire property**".

AND WHEREAS the said Sri Amar Nath Garai (having his undivided 1/6th share), Smt. Dali Rani Garai (having her undivided 1/6th share), Smt. Archana Garai (having her undivided 1/12th share), Sri Rana Garai (having his undivided 1/12th share), Smt. Mahuya Sadhukhan, Nee-Garai @ Smt. Mahua Sadhukhan, (having her undivided 1/12th share), Smt. Papiya Biswas, Nee-Garai @ Smt. Papiya Biswas (having her undivided 1/12th share) and Sri Alope Kumar Garai, (having his undivided 1/3rd share), being undivided joint owners of all that piece and parcel of Bastu Land measuring 02Cottahs-12Chittak-22 Sq.ft. be the same a little more or less, with structures, lying and situate at portion (the then Pre. No. 2/1B/H/14/1) of Premises No. 2/1B, Bidhan Nagar Road, P.O & P.S.-Ultadanga, Kolkata-700 0067, under the KMC Ward No. 013, applied on 22/06/2012, to the Assessment-Collection (N) Deptt. of the KMC Office for mutation of their joint names with conversion ("B" to "P") of said premises number (the then Pre. No. 2/1B/H/14/1) and the said application has been duly approved by the **Joint Municipal Commissioner**, vide his **order dated 04/07/17** and the aforesaid premises number (the then Pre. No. 2/1B/H/14/1) has



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been duly converted ("B" to "P") to New Premises No. 2/1B/1, Bidhan Nagar Road, being New Assessee No. 11-013-03-0437-0 and they have already obtained Mutation Certificate, dated 28/07/2017 through Conversion Case No. C/013/10-JUL-17/16, morefully described in the "Schedule-A" mentioned property hereunder written.

AND WHEREAS the said "Donor" No. 1, namely **Smt. Dali Rani Garai**, herein, is the biological / natural mother of the said "Donee" No. 1, namely **Sri Amar Nath Garai**, herein and "Donor" Nos. 2 to 4, namely **Smt. Archana Garai, Smt. Mahuya Sadhukhan (Nee-Garai) @ Smt. Mahua Sadhukhan** and **Smt. Papiya Biswas (Nee-Garai) @ Smt. Papiya Biswas**, is the biological / natural mother and full blood related married sisters, respectively of the "Donee" No. 2, namely **Sri Rana Garai**, herein

AND WHEREAS the **Smt. Dali Rani Garai**, the "Donor" No. 1, herein, being one of the co-owner of the "Schedule-A" mentioned property hereunder written, having her undivided 1/6th share therein in consideration of natural love and affection which she bears for her own son **Sri Amar Nath Garai**, the "Donee" No. 1, herein, desirous of making absolute unconditional **GIFT** of her undivided 1/6th share out of "Schedule-A" mentioned property hereunder written, **All That** piece and parcel of revenue re-deemed **Bastu Land** measuring about 00 (Zero) Cottah - 07 (Seven) Chittak - 19 (Nineteen) Sq.ft. be the same a little more or less, togetherwith 50 years old brick built tin/tiles roof and cemented floor, fully residential structures having of her undivided 1/6th share being 250 Sq.ft. be the same



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a little more or less, with all easements appurtenances and common right available therein, lying and situated at Premises No. 2/1B/1, Bidhan Nagar Road, P.O.- Ultadanga, P.S. Ultadanga, Kolkata-700 067, under the K.M.C. Ward No. 013, Borough No. III, Assessee No. 11-013-03-0437-0 and District of South 24 - Parganas, morefully described in the **Schedule-"B"** mentioned property hereunder written and hereinafter referred to as **"Undivided 1/6th Share Gifted Property"**.

AND WHEREAS similarly the said **Smt. Archana Garai, Smt. Mahuya Sadhukhan (Nee-Garai) @ Smt. Mahua Sadhukhan and Smt. Papiya Biswas (Nee-Garai) @ Smt. Papiya Biswas**, the **"Donor"** Nos. 2 to 4, herein, being three of the co-owner of the **"Schedule-A"** mentioned property hereunder written, having their joint undivided 1/4th share (1/12th+1/12th + 1/12th) therein in consideration of natural love and affection which they bears for their own biological / natural son and full blood related brother respectively **Sri Rana Garai**, the **"Donee"** No. 2, herein, desirous of making absolute unconditional **GIFT** of their joint undivided 1/4th share out of **"Schedule-A"** mentioned property hereunder written, being **All That** piece and parcel of revenue re-deemed **Bastu Land** measuring about 00 (Zero) Cottah - 11 (Eleven) Chittak - 06 (Six) Sq.ft. be the same a little more or less, togetherwith 50 years old brick built tin/tiles roof and cemented floor, fully residential structures having of their joint undivided 1/4th share being 375 Sq.ft. be the same a little more or less, with all easements appurtenances and common right available therein, lying and situated at Premises No. 2/1B/1, Bidhan Nagar Road, P.O.- Ultadanga, P.S. Ultadanga,



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Kolkata-700 067, under the K.M.C. Ward No. 013, Borough No. III, Assessee No. 11-013-03-0437-0 and District of South 24 - Parganas, morefully described in the **Schedule-"C"** mentioned property hereunder written and hereinafter referred to as joint **"Undivided 1/4th Share Gifted Property"**.

: NOW THIS DEED OF GIFT WITHNESS AS FOLLOW :

THAT the **"Donor"** No. 1, namely **Smt. Dali Rani Garai**, herein, widow of Late Biswanath Garai and married daughter of Late Chuni Lal Barick, in consideration of natural love and affection which she bears for her only son namely **Sri Amar Nath Garai**, the **"Donee"** No. 1, herein, do hereby make unconditional **Gift** of her undivided 1/6th share out of **"Schedule-A"** mentioned property hereunder written, being **All That** piece and parcel of revenue re-deemed **Bastu Land** measuring about 0 (Zero) Cottah - 07 (Seven) Chittak - 19 (Nineteen) Sq.ft. be the same a little more or less, togetherwith 50 years old brick built tin/tiles roof and cemented floor, fully residential structures having of her undivided 1/6th share being 250 Sq.ft. be the same a little more or less, with all easements appurtenances and common right available therein, lying and situated at Premises No. 2/1B/1, Bidhan Nagar Road, P.O.- Ultadanga, P.S. Ultadanga, Kolkata-700 067, under the K.M.C. Ward No. 013, Borough No. III, Assessee No. 11-013-03-0437-0 and District of South 24 - Parganas, morefully described in the **Schedule-"B"** mentioned property hereunder written in favour of the **"Donee"** No. 1, herein, being own biological / natural son of the **"Donor"** No. 1, herein, with all easements, appurtenances and common rights available



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therein in favour of the "**Donee**" No. 1, herein for ever absolutely and unconditionally, absolutely free from all encumbrances, claims, liens, mortgages, shares, attachments, gifts, security, bond etc. and give the "**Donee**" No. 1, herein, in full and perfect satisfaction of the said consideration of natural love and affection, absolutely and without any reservation of any right title, interest and claim therein and also with the delivery of possession of the said undivided 1/6th share property morefully and specifically described in the "**Schedule-B**" mentioned property hereunder written, with all easements, appurtenances and common rights to the "**Donee**" No. 1, herein only peacefully and by giving to him the possession transferred and assigned and also putting him into possession of the said transferred of said undivided 1/6th share property in presence of the **Witnesses** and binds herself and her heirs, executors, successors, administrators, representatives and assigns for any fraud, deception, collusion and dishonesty in the matter of this unconditional **GIFT** by her knowingly or collusively or ignorantly or deceitfully to the loss and damage, injury and detriment of the "**Donee**" No. 1, herein and his heirs, successors, executors, administrators and assigns and the "**Donor**" No. 1, herein has got absolute right, title, interest and also possession thereof and she is fully capable to transfer and / or assign and make unconditional **GIFT** of the "**Schedule-B**" mentioned property hereunder written infavour of the "**Donee**" No. 1, herein and the "**Donee**" No. 1, herein have accepted the unconditional **GIFT** in presence of the **Witnesses**, the "**Donee**" No. 1, herein, has entered into possession of the said



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undivided 1/6th share property hereby unconditionally **GIFTED** as delivered by the "**Donor**" No. 1, herein, morefully described in the "**Schedule-B**" mentioned property hereunder written unto and in favour of the "**Donee**" No. 1, herein **To Have And To Hold** the same for his absolute use, occupation and benefit absolutely and unconditionally forever **And That** the "**Donee**" No. 1, herein, hereby accept the unconditional **GIFT** of the said undivided 1/6th share property hereunder made as testified by the "**Donee**" No. 1, herein, being a Party of the **Other Part** hereto and executing these presents and said **Sri Amar Nath Garai**, the "**Donee**" No. 1, herein, is entitled to get his name mutated in the records of the Assesment -Collection (N) Deptt. of the K.M.C. Office, as joint owner of undivided 1/3rd share with others co-owners herein namely (1) **Sri Rana Garai**, as joint owner of undivided 1/3rd share and (2) **Sri Alope Kumar Garai**, as joint owner of undivided 1/3rd share, under the "**Schedule-A**" mentioned property hereunder written, by delete the name of said **Smt. Dali Rani Garai**, the "**Donor**" No. 1, herein, therefrom.

AND THAT similarly the said "**Donor**" Nos. 2 to 4, namely **Smt. Archana Garai**, widow of Late Rabindra Nath Garai and married daughter of Late Gopal Chandra Sadhukhan, **Smt. Mahuya Sadhukhan (Nee-Garai) @ Smt. Mahua Sadhukhan**, wife of Sri Samir Sadhukhan, and married daughter of Late Rabindra Nath Garai and **Smt. Papiya Biswas (Nee-Garai) @ Smt. Papiya Biswas**, wife of Sri Manabendra Nath Biswas and married daughter of Late Rabindra Nath Garai, herein, in consideration of natural love and affection which them bears for their only biological / natural son and full blood related brother respectively namely **Sri Rana Garai**, the "**Donee**" No. 2, herein, do hereby make unconditional **Gift** of their joint undivided 1/4th share out of "**Schedule-A**" mentioned property hereunder

written, being **All That** piece and parcel of revenue re-deemed **Bastu Land** measuring about 00 (Zero) Cottah - 11 (Eleven) Chittak - 06 (Six) Sq.ft. be the same a little more or less, togetherwith 50 years old brick built tin/tiles roof and cemented floor, fully residential structures having of their joint undivided 1/4th share being 375Sq.ft. be the same a little more or less, with all easements appurtenances and common right available therein, lying and situated at Premises No. 2/1B/1, Bidhan Nagar Road, P.O.- Ultadanga, P.S. Ultadanga, Kolkata-700 067, under the K.M.C. Ward No. 013, Borough No. III, Assessee No. 11-013-03-0437-0 and District of South 24 - Parganas, morefully described in the "**Schedule-C**" mentioned property hereunder written in favour of the "**Donee**" No. 2, herein, being their biological / natural son and full blood related brother respectively of the "**Donor**" No. 2, herein, with all easements, appurtenances and common rights available therein in favour of the "**Donee**" No. 2, herein forever absolutely and unconditionally, absolutely free from all encumbrances, claims, liens, mortgages, shares, attachments, gifts, security, bond etc. and give the "**Donee**" No. 2, herein, in full and perfect satisfaction of the said consideration of natural love and affection, absolutely and without any reservation of any right title, interest and claim therein and also with the delivery of possession of the said joint undivided 1/4th.share property morefully and specifically described in the "**Schedule-C**" mentioned property hereunder written, with all



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easements, appurtenances and common rights to the "**Donee**" No. 2, herein only peacefully and by giving to him the possession transferred and assigned and also putting him into possession of the said transferred of their said joint undivided 1/4th share property in presence of the **Witnesses** and binds themselves and their heirs, executors, successors, administrators, representatives and assigns for any fraud, deception, collusion and dishonesty in the matter of this unconditional **GIFT** by their knowingly or collusively or ignorantly or deceitfully to the loss and damage, injury and detriment of the "**Donee**" No. 2, herein and his heirs, successors, executors, administrators and assigns and the "**Donor**" Nos. 2 to 4, herein has got absolute right, title, interest and also possession thereof and they are fully capable to transfer and / or assign and make unconditional **GIFT** of the "**Schedule-C**" mentioned property hereunder written infavour of the "**Donee**" No. 2, herein and the "**Donee**" No. 2, herein have accepted the unconditional **GIFT** in presence of the and **Witnesses**, the "**Donee**" No. 2, herein, has entered into possession of the said joint undivided 1/4th share property hereby unconditionally **GIFTED** as delivered by the "**Donor**" Nos. 2 to 4, herein, morefully described in the "**Schedule-C**" mentioned property hereunder written unto and infavour of the "**Donee**" No. 2, herein **To Have And To Hold** the same for his absolute use, occupation and benefit absolutely and unconditionally forever **And That** the "**Donee**" No. 2, herein, hereby accept the unconditional **GIFT** of the said joint undivided 1/4th share property hereunder made as



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testified by the "Donee" No. 2, herein, being a Party of the **Other Part** hereto and executing these presents and the "Donee" No. 2, herein, is entitled to get his name mutated in the records of the Assessment -Collection (N) Deptt. of the K.M.C. Office, as joint owner of undivided 1/3rd share with others co-owners herein namely (1) **Sri Amar Nath Garai**, as joint owner of undivided 1/3rd share and (2) **Sri Alope Kumar Garai**, as joint owner of undivided 1/3rd share, under the "**Schedule-A**" mentioned property hereunder written, by delete the names of (**Smt. Archana Garai, Smt. Mahuya Sadhukhan, Nee-Garai @ Smt. Mahua Sadhukhan and Smt. Papiya Biswas, Nee-Garai @ Smt. Papiya Biswas**), the "Donor" No. 2 to 4, herein, therefrom.

AND WHEREAS the said **Sri Alope Kumar Garai (PAN : AVGPG4998L and AADHAAR NO : 7181 9646 0793)**, son of Late Atul Chadra Garai, being the co-owner of the undivided "**Schedule-A**" mentioned property hereunder written, having his undivided 1/3rd share therein and also witnesses No. 1, herein.

It is patinent to mention here that prior to the instant "**Deed of Gift**", said **Sri Amar Nath Garai**, the "Donee" No. 1, herein, was joint owner in respect of his undivided 1/6th share under "**Schedule-A**" mentioned property hereunder written and after acceptance of this **Gift** of said undivided 1/6th share under "**Schedule-B**" mentioned property hereunder written from his said mother namely **Smt. Dali Rani Garai**, the "Donor" No. 1, herein, said **Sri Amar Nath Garai**, the "Donee" No. 1, herein, become as joint owner in respect of his undivided 1/3rd share under "**Schedule-A**" mentioned property hereunder written and said **Sri Rana Garai**, the "Donee" No. 2, herein, was joint owner in respect of his said undivided 1/12th share under "**Schedule-A**" mentioned property hereunder written and after acceptance of this **Gift** of said joint undivided 1/4th share under "**Schedule-C**"



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mentioned property hereunder written from his biological / natural mother and full blood related two married sisters namely **Smt. Archana Garai** and **Smt. Mahuya Sadhukhan (Nee-Garai) @ Smt. Mahua Sadhukhan, Smt. Papiya Biswas (Nee-Garai) @ Smt. Papiya Biswas**, the "Donor" Nos. 2 to 4, herein, said **Sri Rana Garai**, the "Donee" No. 2, herein, become joint owner in respect of his undivided 1/3rd share under "**Schedule-A**" mentioned property hereunder written and the said **Sri Alope Kumar Garai**, having his undivided 1/3rd share under "**Schedule-A**" mentioned property hereunder written.

: THE "SCHEDULE-A" ABOVE REFERRED TO :

(ENTIRE UNDIVIDED JOINT PROPERTY)

ALL THAT piece and parcel of revenue re-deemed **Bastu Land** measuring about **02 (Two) Cottahs - 12 (Twelve) Chittak - 22 (Twenty Two) Sq.ft.** be the same a little more or less, **togetherwith 50 years old brick built tin/tiles roof & cemented floor, fully residential structures, having total covered area 1500 sq.ft.** be the same a little more or less, with all easements appurtenances and common right available therein, lying and situated at **Premises No. 2/1B/1, Bidhan Nagar Road, P.O.- Ultadanga, P.S. Ultadanga, Kolkata-700 067, under the K.M.C. Ward No. 013, Borough No. III, Assessee No. 11-013-03-0437-0, under A.D.S.R.O., Sealdah, Dist : South 24-Parganas**, forming Govt. Holding Nos. 48, 49, 50, 51 & 52, Former in Touzi No. 1298, Present in Touzi No. 2833, Division No. II, Sub-Division No.- 9, Mouza, Ultadanga,



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Dihi-Panchannagram, which is shown in the map or site plan annexed hereto and marked with "Red" colour border line, which is butted and bounded as follows :-

ON THE NORTH BY : Premises No. 2B, Bidhan Nagar Road (Portion)
ON THE SOUTH BY : Aprox 39'-08" wide, Bidhan Nagar Road (K.M.C. Road)
ON THE EAST BY : Premises No. T-3A, Bidhan Nagar Road
ON THE WEST BY : Premises No. 2/1B/2, Bidhan Nagar Road

: THE "SCHEDULE-B" ABOVE REFERRED TO :
(PROPERTY HEREBY GIFTED BY THE "DONOR NO-1" HEREIN,
INFAVOUR OF THE "DONEE NO-1" HEREIN, I.E. MOTHER TO SON)

All That the undivided 1/6th share out of "Schedule-A" mentioned property hereinabove written, being **All That** piece and parcel of revenue re-deemed **Bastu Land** measuring about 00 (Zero) Cottah - 07 (Seven) Chittak - 19 (Nineteen) Sq.ft. be the same a little more or less **togetherwith 50 years old brick built tin/tiles roof and cemented floor, fully residential structures, having undivided 1/6th share being 250 Sq.ft.** be the same a little more or less, with all easements appurtenances and common right available therein.

: THE "SCHEDULE-C" ABOVE REFERRED TO :

(PROPERTY HEREBY GIFTED BY THE "DONOR NO-2 TO 4" HEREIN, INFAVOUR OF THE
"DONEE NO-2" HEREIN, I.E. MOTHER AND SISTERS TO SON AND BROTHER, RESPECTIVELY)

All That the joint undivided 1/4th share out of "Schedule-A" mentioned property hereinabove written, being **All That** piece and parcel of revenue re-deemed **Bastu Land** measuring about 00 (Zero) Cottah - 11 (Eleven) Chittak - 06 (Six) Sq.ft. be the same a little more or less **togetherwith 50 years old brick built tin/tiles roof and cemented floor, fully residential structures, having joint undivided 1/4th share being 375 Sq.ft.** be the same a little more or less, with all easements appurtenances and common right available therein.



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IN WITNESS WHEREOF the "Donors" herein and "Donees" herein put and subscribed their respective signatures herein on the day, month and year first above written.

SIGNED, SEALED AND DELIVERED BY
THE DONORS IN THE PRESENCE OF :

Aloke Kumar Garai .

(Sri Aloke Kumar Garai)
S/o. Late Atul Chandra Garai
Occupation : Business
Address : 2/1B/1, Bidhan Nagar Road
P.O. Ultadanga, P.S. Ultadanga,
Kolkata-700 067

SIGNED, SEALED AND HANDED OVER
BY THE DONEES IN THE PRESENCE OF :

Sukumar Sen

(Sri Sukumar Sen)
S/o. Late Meghnad Sen
Occupation : Business
Address : T/7H/1, Kalimuddin Lane
P.O. Beadon Street, P.S. Manicktala,
Kolkata-700 006

TYPED BY ME,

Kaushik Ghosh,

(SRI KAUSHIK GHOSH)
PROP. : M/S. PRERONA LASER PROCESS
247/9, SATIN SEN SARANI
P.S. NARKELDANGA
KOLKATA-700 054

1. Dali Rani Garai

2. Archana Garai

3. Mahuya Sadhukhan

4. Papiya Biswas

(SMT. DALI RANI GARAI)
(SMT. ARCHANA GARAI)
(SMT. MAHUYA SADHUKHAN, NEE-GARAI)
(SMT. PAPIA BISWAS (NEE-GARAI))

SIGNATURE OF DONORS
PARTY OF THE ONE PART.

1. Amar Nath Garai

2. Rana Garai

(SRI AMAR NATH GARAI)
(SRI RANA GARAI)

SIGNATURE OF DONEES
PARTY OF THE OTHER PART

DRAFTED BY ME,

Kazi Tozammel Hossain

(KAZI TOZAMMEL HOSSAIN)

-Advocate-
Sealdah Civil Court
Enrolment No. F-165/176/1995
Kolkata-700 014



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**DEED/ SITE PLAN OF PREMISES NO. 2/1B/1, BIDHAN NAGAR ROAD,
P.O.- ULTADANGA, P.S. : ULTADANGA, KOLKATA-700 067, UNDER THE K.M.C. WARD NO. 013,
BOROUGH NO. - III, ASSESSEE NO. 11-013-03-0437-0 AND DISTRICT OF SOUTH 24-PARGANAS**

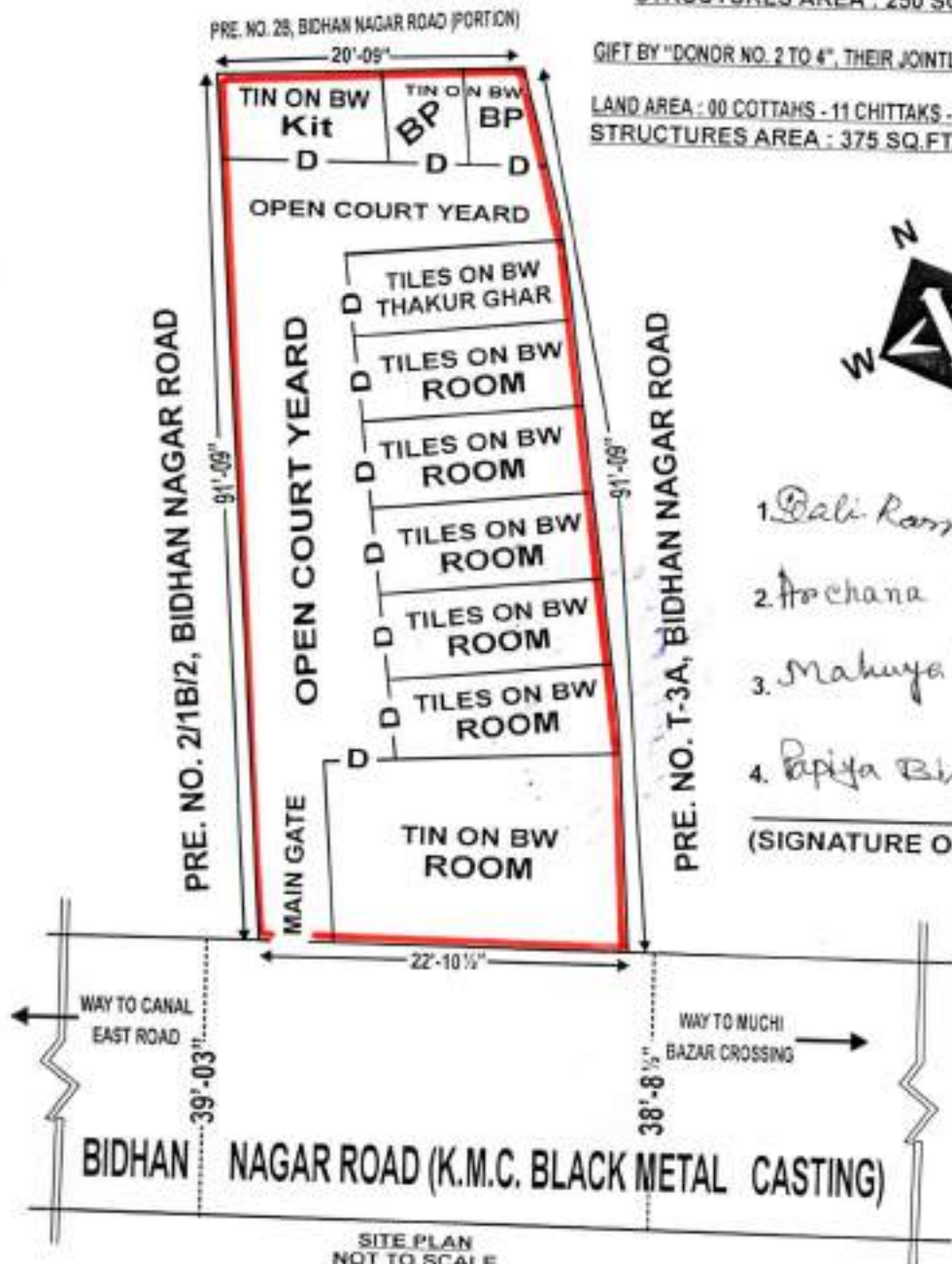
ENTIRE LAND AREA : 02 COTTAHS - 12 CHITTAKS - 22 SQ.FT. (SHOWN THE "RED" COLOUR LINE)
ENTIRE STRUCTURES AREA : 1500 SQ.FT.

GIFT BY "DONOR NO. 1", HER UNDIVIDED 1/6TH SHARE

LAND AREA : 00 COTTAHS - 07 CHITTAKS - 19 SQ.FT.
STRUCTURES AREA : 250 SQ.FT.

GIFT BY "DONOR NO. 2 TO 4", THEIR JOINTLY UNDIVIDED 1/4TH SHARE

LAND AREA : 00 COTTAHS - 11 CHITTAKS - 06 SQ.FT.
STRUCTURES AREA : 375 SQ.FT.



1. Bala Rani Laxai
2. Anjana Laxai
3. Mahuya Soddhukhan
4. Papiya Biswas

(SIGNATURE OF DONORS)

Suman Roy
(SIG. OF PLAN MAKER)

SUMANA ROY
1320-I/L.B.S.
K.M.C.

1. Anwar nali Laxai
2. Rana Laxai

(SIGNATURE OF DONEES)



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 <p><i>Dali Rani Garai</i> (SMT. DALI RANI GARAI) SIGNATURE OF DONOR PARTY OF THE ONE PART.</p>	LEFT HAND	Small Finger	Ring Finger	Middle Finger	Indication Finger	Thumb Finger
						
	RIGHT HAND	Thumb Finger	Indication Finger	Middle Finger	Ring Finger	Small Finger
						
 <p><i>Archana Garai</i> (SMT. ARCHANA GARAI) SIGNATURE OF DONOR PARTY OF THE ONE PART</p>	LEFT HAND	Small Finger	Ring Finger	Middle Finger	Indication Finger	Thumb Finger
						
	RIGHT HAND	Thumb Finger	Indication Finger	Middle Finger	Ring Finger	Small Finger
						
 <p><i>Mahuya Sadhukhan</i> (SMT. MAHUYA SADHUKHAN, NEE-GARAI @ SMT. MAHUA SADHUKHAN) SIGNATURE OF DONOR PARTY OF THE ONE PART</p>	LEFT HAND	Small Finger	Ring Finger	Middle Finger	Indication Finger	Thumb Finger
						
	RIGHT HAND	Thumb Finger	Indication Finger	Middle Finger	Ring Finger	Small Finger
						



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LEFT
HAND

Small Finger	Ring Finger	Middle Finger	Indication Finger	Thumb Finger

Papiya Biswas
 (SMT. PAPIYA BISWAS, NEE-GARAI
 @ SMT. PAPIA BISWAS)
 SIGNATURE OF DONOR
 PARTY OF THE ONE PART.

RIGHT
HAND

Thumb Finger	Indication Finger	Middle Finger	Ring Finger	Small Finger



LEFT
HAND

Small Finger	Ring Finger	Middle Finger	Indication Finger	Thumb Finger

Amar Nath Garai
 (SRI AMAR NATH GARAI)
 SIGNATURE OF DONEE
 PARTY OF THE OTHER PART

RIGHT
HAND

Thumb Finger	Indication Finger	Middle Finger	Ring Finger	Small Finger



LEFT
HAND

Small Finger	Ring Finger	Middle Finger	Indication Finger	Thumb Finger

Rana Garai
 (SRI RANA GARAI)
 SIGNATURE OF DONEE
 PARTY OF THE OTHER PART

RIGHT
HAND

Thumb Finger	Indication Finger	Middle Finger	Ring Finger	Small Finger



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

GRN: 19-201718-014592947-2

Payment Mode Counter Payment

GRN Date: 02/01/2018 17:37:30

Bank : UCO Bank

BRN : 030120180133103

BRN Date: 03/01/2018 00:00:00

DEPOSITOR'S DETAILS

Id No. : 16061000417940/6/2017

(Query No./Query Year)

Name : AMAR NATH GARAI

Contact No. :

Mobile No. : +91 8240942103

E-mail :

Address : 21B1 BIDHANNAGAR ROAD ULTADANGA KOLKATA 700067

Applicant Name : Mr Sri Amar Nath Garai

Office Name :

Office Address :

Status of Depositor : Others

Purpose of payment / Remarks : Gift, Gift in Favour of family members Payment No 6

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16061000417940/6/2017	Property Registration- Stamp duty	0030-02-103-003-02	29146
2	16061000417940/6/2017	Property Registration- Registration Fees	0030-03-104-001-16	59266

Total

88412

In Words : Rupees Eighty Eight Thousand Four Hundred Twelve only

Major Information of the Deed

Deed No :	I-1606-00113/2018	Date of Registration	10/01/2018
Query No / Year	1606-1000417940/2017	Office where deed is registered	
Query Date	20/12/2017 4:36:46 PM	A.D.S.R. SEALDAH, District: South 24-Parganas	
Applicant Name, Address & Other Details	Sri Amar Nath Garai 2/1B/1, Bidhan Nagar Road, Thana : Ultadanga, District : South 24-Parganas, WEST BENGAL, PIN - 700067, Mobile No. : 9432429187, Status : Seller/Executant		
Transaction	Additional Transaction		
[0201] Gift, Gift in Favour of family members	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
Rs. 4,80,000/-	Rs. 59,25,175/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 29,646/- (Article:33(i))	Rs. 59,266/- (Article:A(1), E)		
Remarks	Received Rs. 0/- (only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S. - Ultadanga, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Bidhan Nagar Road, Road Zone : (Rail Bridge - Ultadanga More On Road) . . Premises No. 2/1B/1, Ward No: 13

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		7 Chatak 19 Sq Ft	1,67,000/-	23,19,445/-	Width of Approach Road: 40 Ft.,
L2			Bastu		11 Chatak 6 Sq Ft	2,50,500/-	34,79,167/-	Width of Approach Road: 40 Ft.,
		TOTAL :			1.9136Dec	4,17,500 /-	57,98,612 /-	
		Grand Total :			1.9136Dec	4,17,500 /-	57,98,612 /-	



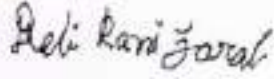


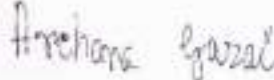


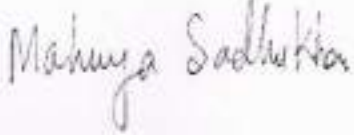
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	250 Sq Ft.	25,000/-	50,625/-	Structure Type: Structure
	Gr. Floor, Area of floor : 250 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Tin Shed, Extent of Completion: Complete				
S2	On Land L2	375 Sq Ft.	37,500/-	75,938/-	Structure Type: Structure
	Gr. Floor, Area of floor : 375 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Tin Shed, Extent of Completion: Complete				
	Total :	625 sq ft	62,500 /-	1,26,563 /-	




Details :

Name,Address,Photo,Finger print and Signature

	Name	Photo	Fingerprint	Signature
1	<p>Smt Dali Rani Garai (Presentant) Wife of Late Biswanath Garai Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office</p>			
		10/01/2018	LTI 10/01/2018	10/01/2018
<p>2/1B/1, Bidhan Nagar Road, P.O:- Ultadanga, P.S:- Ultadanga, District:-South 24-Parganas, West Bengal, India, PIN - 700067 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AGUPG9166F, Aadhaar No: 36xxxxxxxx3492, Status :Individual, Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office</p>				
2	<p>Smt Archana Garai Wife of Late Rabindra Nath Garai Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office</p>			
		10/01/2018	LTI 10/01/2018	10/01/2018
<p>2/1B/1, Bidhan Nagar Road, P.O:- Ultadanga, P.S:- Ultadanga, District:-South 24-Parganas, West Bengal, India, PIN - 700067 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: CIQPG7445F, Aadhaar No: 32xxxxxxxx8349, Status :Individual, Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office</p>				
3	<p>Smt Mahuya Sadhukhan, (Alias: Mahua Sadhukhan Nee Garai) Wife of Shri Samir Sadhukhan Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office</p>			
		10/01/2018	LTI 10/01/2018	10/01/2018
<p>Bhatenda, P.O:- Rajarhat, P.S:- Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN - 700137 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: FHTPS9477J, Aadhaar No: 92xxxxxxxx7179, Status :Individual, Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office</p>				



Name	Photo	Fingerprint	Signature
Smt Papiya Biswas, (Alias: Papiya Biswas Nee Garai) Wife of Shri Manabendra Nath Biswas Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office	 10/01/2018	 LTI 10/01/2018	 10/01/2018
470, Garia Main Road, P.O:- Sonarpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700084 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BVZPB9788D, Aadhaar No: 76xxxxxxx4720, Status :Individual, Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office			

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Shri Amar Nath Garai Son of Late Biswanath Garai Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office	 10/01/2018	 LTI 10/01/2018	 10/01/2018
Son of Late Biswanath Garai Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AEAPG9058C, Aadhaar No: 54xxxxxxx3636, Status :Individual, Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office				
2	Name Shri Rana Garai Son of Late Rabindra Nath Garai Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office	 10/01/2018	 LTI 10/01/2018	 10/01/2018
Son of Late Rabindra Nath Garai Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ALKPG6573H, Aadhaar No: 60xxxxxxx1891, Status :Individual, Executed by: Self, Date of Execution: 10/01/2018 , Admitted by: Self, Date of Admission: 10/01/2018 ,Place : Office				



Details :

Name & address

Ar Sen
of Late Meghnad Sen
H/1, Kalimuddin Lane, P.O:- Beadon Street, P.S:- Maniktala, District-South 24-Parganas, West Bengal, India, PIN -
00006, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Identifier Of Smt Dali Rani Garai, Smt
Archana Garai, Smt Mahuya Sadhukhan, Smt Papiya Biswas, Shri Amar Nath Garai, Shri Rana Garai

10/01/2018

Ar Sen

Transfer of Land from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
L1	Smt Dali Rani Garai	Shri Amar Nath Garai	Y	0.765417 Dec	23,19,445/-
L2	Smt Archana Garai	Shri Rana Garai	Y	0.38267 Dec	11,59,606/-
L2	Smt Mahuya Sadhukhan	Shri Rana Garai	Y	0.38267 Dec	11,59,606/-
L2	Smt Papiya Biswas	Shri Rana Garai	Y	0.382785 Dec	11,59,954/-

Transfer of Structure from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
S1	Smt Dali Rani Garai	Shri Amar Nath Garai	Y	250 Sq Ft	50,625/-
S2	Smt Archana Garai	Shri Rana Garai	Y	124.988 Sq Ft	25,310/-
S2	Smt Mahuya Sadhukhan	Shri Rana Garai	Y	124.988 Sq Ft	25,310/-
S2	Smt Papiya Biswas	Shri Rana Garai	Y	125.025 Sq Ft	25,318/-

Endorsement For Deed Number : I - 160600113 / 2018



2-2017

Certificate of Market Value(WB PUVI rules of 2001)

certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 59,25,175/- . Family Members amount Rs 59,25,175/-

7/10/2

Satyajit Biswas
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal

On 10-01-2018

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 33 (i) of Indian Stamp Act 1899.

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

Presented for registration at 13:05 hrs on 10-01-2018, at the Office of the A.D.S.R. SEALDAH by Smt Dali Rani Garai, one of the Executants.

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

Execution is admitted on 10/01/2018 by 1. Smt Dali Rani Garai, Wife of Late Biswanath Garai, 2/1B/1, Bidhan Nagar Road, P.O: Ultadanga, Thana: Ultadanga, , South 24-Parganas, WEST BENGAL, India, PIN - 700067, by caste Hindu, by Profession House wife, 2. Smt Archana Garai, Wife of Late Rabindra Nath Garai, 2/1B/1, Bidhan Nagar Road, P.O: Ultadanga, Thana: Ultadanga, , South 24-Parganas, WEST BENGAL, India, PIN - 700067, by caste Hindu, by Profession House wife, 3. Smt Mahuya Sadhukhan, Alias Mahua Sadhukhan Nee Garai, Wife of Shri Samir Sadhukhan, Bhatenda, P.O: Rajarhat, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700137, by caste Hindu, by Profession House wife, 4. Smt Papiya Biswas, Alias Papiya Biswas Nee Garai, Wife of Shri Manabendra Nath Biswas, 470, Garia Main Road, P.O: Sonarpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by Profession House wife, 5. Shri Amar Nath Garai, Son of Late Biswanath Garai, 2/1B/1, Bidhan Nagar Road, P.O: Ultadanga, Thana: Ultadanga, , South 24-Parganas, WEST BENGAL, India, PIN - 700067, by caste Hindu, by Profession Business, 6. Shri Rana Garai, Son of Late Rabindra Nath Garai, 2/1B/1, Bidhan Nagar Road, P.O: Ultadanga, Thana: Ultadanga, , South 24-Parganas, WEST BENGAL, India, PIN - 700067, by caste Hindu, by Profession Business

Indetified by Sukumar Sen, , Son of Late Meghnad Sen, T/7H/1, Kalimuddin Lane, P.O: Beadon Street, Thana: Maniktala, , South 24-Parganas, WEST BENGAL, India, PIN - 700006, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 59,266/- (A(1) = Rs 59,252/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 59,266/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 03/01/2018 12:00AM with Govt. Ref. No: 192017180145929472 on 02-01-2018, Amount Rs: 59,266/-, Bank: UCO Bank (UCBA0000190), Ref. No. 030120180133103 on 03-01-2018, Head of Account 0030-03-104-001-16



Amount of Stamp Duty

Required that required Stamp Duty payable for this document is Rs. 29,646/- and Stamp Duty paid by Stamp Rs 500/-
Online = Rs 29,146/-
Description of Stamp
Stamp: Type: Impressed, Serial no 3899, Amount: Rs.500/-, Date of Purchase: 18/11/2017, Vendor name: ALOKE
MUKHERJEE
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 03/01/2018 12:00AM with Govt. Ref. No: 192017180145929472 on 02-01-2018, Amount Rs. 29,146/-,
Bank: UCO Bank (UCBA0000190), Ref. No. 030120180133103 on 03-01-2018, Head of Account 0030-02-103-003-02

1702

Satyajit Biswas
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1606-2018, Page from 4037 to 4084

being No 160600113 for the year 2018.



Handwritten signature

Digitally signed by SATYAJIT BISWAS
Date: 2018.01.11 14:27:10 +05:30
Reason: Digital Signing of Deed.

(Satyajit Biswas) 11-01-2018 14:26:48
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
West Bengal.

(This document is digitally signed.)