



1

06665

252

1-05140

Handwritten notes and scribbles on the left side of the stamp.

MV = 1591.000

02CC 481038

PD = 67290

Handwritten notes: 28/7/04, 5001, etc.

Admissible under Rule 21 & also U/S 5 (1) W. B. L. R. Act 1858 duly stamp under the Indian Stamp Act 1859, Substantially recommended Schedule I, A. No. 23. Fees Paid.



Handwritten signature: Sri Dilip Kumar Saha

Handwritten signature and date: 28/7/04

Handwritten signature and date: 28/7/04

North 24 - Parganas District Bankers' Clearing House, Bank Draft No. 918158, Date 28.07.04, Registrar of North 24 - Parganas, West Bengal, India. Stamped date: 28 JUL 2004.

THIS INDENTURE is made 28th day of July Two thousand Four

BETWEEN (1) SRI DILIP KUMAR SAHA, S/O. Late Satya Ranjan

Saha, by faith- Hindu, by Occupation- Business, residing at 1, Raja Apurba Krishna Lane, Kolkata- 700050, and (2) SRI BIKASH DUTTA,

S/O. Late Manindra Lal Dutta, by faith- Hindu, by occupation- Business, residing at 4/1, Dum Dum Road, Kolkata- 700074 hereinafter called the

'VENDORS' (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, successors, administrators, legal representatives and assigns.) of the ONE PART

Handwritten notes: 87591, 281, 41, 8571

Handwritten note: Ven

No. 18523
to Prabin K.V. Mahapatra & Anr
3 M/71, Mahajati Nagar
Bhubaneswar, Orissa - 751
P.O. - 24/07/04

Collectorate
Treasury.

DM
Treasurer



Date 23/7/04

3e 6000
4e 4000
6e 000

Presented for Registration at... A.M./P.M.
on the 23rd day of July 2004
at... of the Sadar Registration
Office at... by...
and of the document/Claimant.

(1) Delip Kumar Saha
S/O L. Satya Ranjan
No. 10, W/O...
of... Saha
P.S. ... Kel-50
District - North 24-Parganas
By...
Registration...

(2) Bikash Dutta
S/O L. Manindranath
No. 22, W/O...
of...
P.S. ...
District - North 24-Parganas
By...
Registration...



9485
Registrar of T (D)
North 24-Parganas
(B. & R. - II)
28 JUL 2004

No. 10, W/O...
of...
P.S. ...
District - North 24-Parganas
By...
Registration...



9489
Registrar of T (D)
North 24-Parganas
(B. & R. - II)
28 JUL 2004

No. 10, W/O...
of...
P.S. ...
District - North 24-Parganas
By...
Registration...

Burash Datta
Registrar of T (D)
North 24-Parganas
(B. & R. - II)
28 JUL 2004

Approved by
- det. Prantialal Das
3/77 Mahajati Nagar, Cal 87.
Service P.S. ...



02CC 481039



B. Prabhakar Jalla
A
Birash Jalla

(2)

A N D

PRABIR KUMAR MAHAPATRA, S/O. Late Prabhat Chandra Mahapatra
and (2) KALPANA MAHAPATRA, W/o. Prabir Kumar Mahapatra, both
are by faith- Hindu, by Occupation- Sl.No. 1- Service, and Sl.No.-
Housewife, residing at 3/M-71, Mahajati Nagar, Birati, Kolkata- 700 051,
P.S. Airport, District- North 24 Parganas, hereinafter called as
"PURCHASERS"

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02CC 481040



Prabir Kumar Mahapatra

Prabir Kumar Mahapatra

(3)

WHEREAS One Krishna Chandra Ghosh by a Registered of Conveyance dated 06.09.1950 by Deed No. 3160 for the year 1950 purchased some land at Mouza Gouripur, P.S. Airport at Touzi No. 172, from one Monajit Mondal.

AND WHEREAS SAID Krishna Chandra Ghosh by a Registered Deed of Conveyance in Book No.1, Bening No. 424 for the year 1952 sold and transferred 18 decimals of land at Mouza Gouripur, P.S. Airport, at Dag No. 337, Khatian No. 312, to one, Jatindra Kumar Paul.

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Kalpana

(4) Kalpana Mahapatra.

AND WHEREAS said Jatinda Kuman Paul by a Registered Deed of Conveyance recorded in Book No.1, Being No. 5922 for the year 1952 sold and transferred the said land to One Chhaira Khatun.

AND WHEREAS One Ishauddin Ahamed and Borhanuddin Ahmed by a registered Deed of Conveyance registered at the Sub-Registry Office of Barasat, recorded in Book No.1, Volume No. 28, Pages 181 to 186 being No. 1974 for the year 1954 purchased the said land from Chhaira Khatun.

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AND WHEREAS Inakshuddin Ahamed as a natural guardian of minor said Ishauddin Ahmed Bomanuddin Ahamed sold and transferred 9 decimals of land out of the said land at Mouza- Gouripur, P.S. Dum Dum now Airport, at Dag No. 337, Khatian No. 312 to Bhanumati Saha, the Vendor of these presents.

AND WHEREAS One Kalu Mondal was the owner of 36 decimals of land at Mouza Gouripur, P.S. Dum Dum now Airport at Dag No.337 Khatian No. 312.

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AND WHEREAS, said Kalu Mondal died Intestate leaving his only son Monajit Mondal to inherit the property left by him.

AND WHEREAS said Monajit Mondal by a Registered Deed of Conveyance registered at the Sub-Registry Office at Cossipore Dum Dum recorded in Book No. 1, Volume No. 26, pages 203 to 205 Being No. 1400 for the year 1960 sold and transferred 4 Cottahs 4 chittacks of land to Chapala Sundari Saha and Bhanumati Saha.

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(7)

AND WHEREAS said Chapala Sunday Saha and Bhanumati Saha by a Registered Deed of Partition registered at the Addl. Dist. Sub-Registry Office at Bidhannagar Salt Lake City recorded in Book No.1, Volume No.166, pages 87 to 98 being No. 3145 for the year 2001 partitioned the said property and determined their respective shares.

AND WHEREAS by virtue of the said Partition said Bhanumati Saha became the absolute owner of 2 cottahs 2 chittacks of land at Mouza-Gouripur, P.S. Airport, at Dag No. 37, Khatian No. 312, morefully and particularly described in the Schedule 'B' hereunder written.

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AND WHEREAS by virtue of the said purchase and Bhanumati Saha the Vendor of these presents is absolutely seized, possessed and sufficiently entitled to all that piece and parcel of land measuring 5 cottahs 7 chittacks be the same a little more or less at Mouza- Gouripur, P.S. Airport, at Dag No. 337, Khatian No.312, morefully and particularly described in the Schedule-"A" hereunder written and hereinafter called the said property.

AND WHEREAS by virtue of the Sale Deed being No.05901, dated 01.08.02, which was recorded in Book No.1, Volume No.324, Pages 216 to 231 registered at Bidhan Nagar Sub-Registry Office, Salt Lake, 07 Cottah 09 chittacks land which was purchased by us from one Smt. Bhanumati Saha, w/o. Sri Krishna Chandra Saha,

AND WHEREAS the Vendors agrees to sell and the Purchasers all that piece and parcel of agrees to purchase land measuring 6(six) Cottah 9 21 sqft. ~~(61.20)~~ Chittacks/be the same a little more or less 6(six) Cottahs 9(21.20) Chittacks/at Schedule 'B' hereunder written and Cottahs chittacks in Schedule-'A') at Mouza- Gouripur, P.S. Dum Dum now Airport, at Dag No. 337, Khatian No. 312 described in the Schedule-'A' and Schedule 'B' hereunder written at or for the cosideration of Rs.8,00,000.00 (Rupees Eight Lakh) only paid by the Purchasers before the execution of this

Ashy Kumar Saha

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presents the receipts of which the vendors do hereby admit and acknowledge and of and from the same and every part thereof acquired, releases and discharge the Purchasers their heirs, executors, administrators and legal representatives every one of the said property the Vendor by this presents indefeasibly sold, transfer, convey, grant and assure unto the Purchasers their heirs, successors, administrators free from all encumbrances all that 6(six) Cottahs ^{21 sqft.} ~~9 (Nine)~~ chittacks of land at Mouza - Gouripur, P.S. Airport, at Dag No. 337, Khatian No. 312 more fully and particularly described in the Schedule 'A' hereunder written and ^{21 sqft.} 6 cottahs ^{21 sqft.} ~~9~~ chittacks of at Mouza Gouripur, P.S. Airport, more fully and particularly described in the Schedule- 'B' hereunder written totally measuring 6 (six) cottahs ^{21 sqft.} ~~9 (Nine)~~ chittacks/together with Kancha structure measuring 300 sq.ft. be the same a little more or less OR

HOWSOEVER OTHERWISE the said land or any part thereof now are or is heretofore were or was situated tenanted butted bounded called known numbered described distinguished together with all buildings garages, fixtures, yards, courts areas, sewerage drains, path, passage common fences walls water courses lights rights liberties privileages, easements appendages appurtenances whatsoever to the said land belong or in anywise appertaining or usually held or enjoyed therewith or reputed to

Dis. by. K. M. Saha

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belong or to be appurtenant thereto, And all the estate right title interest claim and demand whatsoever of the Vendors into or upon the said land or any part thereof together with all deeds pattahs and muniments or title whatsoever in anywise relating to or concerning the said land or any part thereof which now are or hereafter shall or may be in the possession power or control of the vendors or any other person or persons from whom she or they or any of them may procure the same without any action together with the benefit of all covenants relating to any deds, pattahs and muniments of title whatsoever is anyway relating to and concerning the said land or any part thereof TO HAVE AND TO HOLD the said land hereby granted transferred and conveyed or expressed so to be unto and to the use of the Purchasers that notwithstanding any act deed or thing by the Vendor (or by any of his ancestors or predecessors in title) done executed or knowingly suffered to the contrary she the Vendor is now lawfully rightfully and absolutely seized possessed of or otherwise well and sufficiently entitled to the said land hereby granted transferred and conveyed or expressed so to be and every part thereof for a perfect and indefeasible estate of inheritance without any manner or conditions use trust or other things whatsoever to alter defeat encumber or make void the said and that notwithstanding any such act deed or

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things whatsoever as aforesaid by the Vendors have now themselves good right full power to grant the said land hereby granted transferred and conveyed or expressed so to be unto and to the use of the Purchasers shall and may at all times hereafter peaceably and quietly possess and enjoy the said land received the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the Vendors any person or persons lawfully equitably claiming from or under or in trust for her (or from or under any of her ancestors or predecessors in title) and that from and clear and freely and clearly and absolutely discharged saved harmless and kept indemnified against all estate and encumbrances created by the Vendors (or by any of their predecessors or ancestors in title) or any person or persons lawfully or from under or in trust for him and further the Vendors and all persons or persons having or lawfully or equitably claiming any estate or interest in the said land or any part thereof from under or in trust for her the Vendors (or from or under any of her ancestors or predecessors in title) shall and will from time to time and at all times hereafter at the request and costs of the Purchasers do and execute or cause to be done and executed all such acts deeds and things

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whatsoever for further and more perfectly assuring the said land and every part thereof unto and to the use of the Purchasers in the manner aforesaid as shall or may be reasonably required.

SCHEDULE - 'A' ABOVE REFERRED TO

ALL THAT ALL THAT piece and parcel of land measuring 6.81
decimals be the same a little more or less i.e. 5 (Five) cottahs 1 (One)
21 sqft.
chittacks/together with Kancha Structure measuring 200 Sq.ft. at Mouza-
Gouripur, P.S. Dum Dum now Airport, District 24 Parganas (North) under
North Dum Dum Municipality, Ward No.14, at Dag No. 337, Khatian No.
312, J.L.No.6, R.S. No. 121, Touzi No. 172, under Additional District Sub-
Registry Office Bidhannagar, Salt Lake City together with easement right
all right appertaining thereto, butted and bounded in the manner following

ON THE NORTH BY : DAG NO.337
ON THE SOUTH BY : SRI SATYA GOPAL SAHA.
ON THE EAST BY : SMT.CHAPALA SUNDARI SAHA.
ON THE WEST BY : MAHARAJ NANDA KUMAR ROAD.

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Signature
Kumar Saha

(13)

SCHEDULE- "B" ABOVE REFERRED TO :

ALL THAT piece and parcel of land measuring 1(One) cottahs 8(Eight) chittacks ~~xxxxxxx~~ Sq.ft. be the same a little more or less together with Kancha Structure measuring 100 Sq.ft. be the same a little more or less at Mouza- Gouripur, P.S. Dum Dum, now Airport, under North Dum Dum Municipality, Ward No.14, District North 24 Parganas, at Dag No. 337, Khatian No. 312, J.L.No. 6, R.S. No. 121, Touzi No. 172 under Additional District Sub-Registry Office at Bidhannagar Salt Lake together with all easement right and all rights appurtenant thereto butted and bounded in the manner following:-

ON THE NORTH BY : 8' WIDE ROAD.

ON THE SOUTH BY : DAG NO. 337

ON THE EAST BY : SMT. CHAPALA SUNDARI SAHA.

ON THE WEST BY : MAHARAJ NANDA KUMAR ROAD.

Totally measuring 6(Six) cottahs ~~9(12)~~ ^{21 sqft.} chittacks/ be the same a little more or less together with structure measuring 300 Sq.ft. be the same a little more or less at Mouza- Gouripur, P.S. Airport, under North Dum Dum Municipality, Ward no.14, at Dag no. 337, Khatian No. 312.

Delineated in the Map or Plan annexed hereto and therein bordered RED.

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(14)

IN WITNESS WHEREOF the Vendors have hereunto set and subscribed their hands and seal on the day month and year first above written.

SIGNED SEALED AND DELIVERED

In the Presence of:

Dilip Kumar Saha

1. *Monoj Sarkar*
Mahajati Nagar Birati
Kol-51.

Bikash Datta

(Signature of Vendors)

2. *Apurba Ray*
3 No Mahajati Nagar
Kol-51.

MEMO OF CONSIDERATION:

Dilip Kumar Saha

Bankers cheque No. ~~384125~~ ^{384130 AND 384131} dt 28/07/2004

ALLAHABAD BANK, BIRATI BRANCH, KOL-51
Total Rs = (4,00,000 + 4,00,000)

Dilip Kumar Saha
Bikash Datta
= 8,00,000/- (Eight lacs only)

DRAFTED BY:

Krishna Prasad Sarkar
H. P. Sarkar Fdt/1/2004

M.Com, LL B

Advocate, Barasat Taluk Court

North 24 P.S. Birati-51

Typed By:

K Das
Birati, Kol-51.

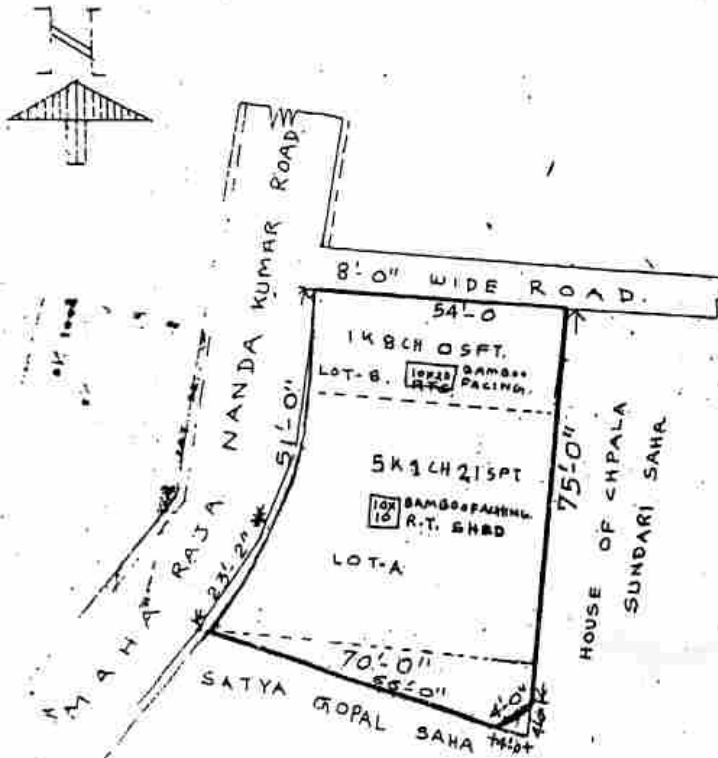
2

A SITE PLAN OF MOUZA - GOURIPUP
 JL NO-6. C S DAG NO-337. UNDER-
 NORTH DUM DUM MUNICIPALITY. WARD
 NO-14. P.S. AIRPORT DIST NORTH 24 PGS

SCALE :- 1"=30'-0"

LOT A AREA- 5 K 1 CH 21 SFT & BAMBO FAC RTS 1005 FT
 LOT B AREA- 1 K 8 CH 0 SFT " " " 2005 FT

TOTAL AREA- 6 K 9 CH 21 SFT & 300 SFT RTS



*Dilip Kumar Saha
 Biswajit Datta*

T RACED BY:
[Signature]
 newpancutur

 NAME OF VENDOR

DISTRICT NORTH 24 PARGANAS
OFFICE OF THE

(Photo of the presentant should be pasted in, the front page of the document.)

1. Name - Status - Presentent

LEFT HAND FINGER PRINTS				
LITTEL	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS				
THUMB	FORE	MIDDLE	RING	LITTEL

All the above fingerprints are of the abovenamed person and attested by the said person.

D. K. Das
Signature of the presentant

2. Name -
Status - Presentent/Executant/Claimant/Attorney/Principal/Gurdian/Testator (✓)

LEFT HAND FINGER PRINTS				
LITTEL	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS				
THUMB	FORE	MIDDLE	RING	LITTEL

All the above fingerprints are of the abovenamed person and attested by the said person.

Bijoy K. Das
Signature of the Presentent/Executant/
Claimant/Attorney/Principal/Gurdian/Testator. (Tick the appropriate status).

24 PARGANAS

Registrar of the District

North 24 Parganas



Registrar a/o 7 (M)
North 24 Parganas
(M. A. L. - B)

28 JUL 2004

214125

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