

06979

276382

118

1000000



0200488571

380000

5m  
23

1000000

109897/8  
8.12.03



DEED OF CONVEYANCE

This Deed of Conveyance is made on this the 8th day of December 2003 A.D.

BETWEEN

Sri Biswajit Dhar Son of Late Dharendra Nath Dhar, by faith Hindu, by occupation service, permanently residing at 5 Arabinda Sarani, Ward No. 3, Madhyangram, P.S. Barasat, District- North 24-Parganas, Kolkata-700 129, hereinafter called as the Purchaser (which expression unless excluded or repugnant to the context shall mean and include their legal heirs, administrators, executors, representatives and assigns) of the FIRST PART.

00647  
250 = 20  
196 = 0  
386 = 100

Stamp: 109897/8  
8.12.03

contd....2/-

For ARBI CREATION

Mishra, Binay

Partner

Partner

Attd, District Sub-Registrar  
Barasat, 24 Pgs. (N)

- 8 DEC 2003

Sl. No. 20697

Sold to Bisrajit Dhar

of P.O. S. K. M. - Madhyampana

Madhyampana, 24.7.03  
Kolkata - 1

By K. K. Colloctorate  
Treasury.

Dated 21.11.2003



*[Signature]*  
Treasurer



4- *[illegible]* - 6-80  
S. K. M. S. K. M. S. K. M.  
Date 23.11.2003  
at his private residence  
By Raja Dhar  
of P. O. S. K. M. - Madhyampana

*Raja Dhar*

Sub. Treasury, Paschim Medinipur  
Barasat, 26 P. O. (N)

5-12-03

*Raja*

*Phan  
VEE NO  
1708*

Partha Pratim Biswas  
Advocate  
Tandga Court, Barasat  
Post 24 Paschim Medinipur

- 1- Raja Dhar
- 2- Bisrajit Dhar
- 3- Dharendra Nath Dhar
- 4- Mital
- 5- Kanta Prasad Das
- 6- ...
- 7- ...
- 8- ...
- 9- ...
- 10- ...

*[illegible]*

*[illegible]*

*[illegible]*

*[illegible]*

*[illegible]*

*[illegible]*

*[illegible]*

*[illegible]*

*[illegible]*



02CC 488572



- 2 -



AND

(1) Sri Raja Dhar (2) Shri Prasenjit Dhar son of Late Dharendra Nath Dhar, both by faith Hindu, by Occupation-Service, (3) Smt. Bina Sarkar, wife of Sri Alok Sarkar, residing at Debigarh, Madhyamgram, (4) Smt. Mitu Dutta, wife of Sri Swapan Dutta, residing at Kastodanga Road, Behda, Kolkata-700 034, Sl. No. (3) and (4) both by faith Hindu, by Occupation- Housewife, and daughters of Late Dharendra Nath Dhar, hereinafter referred to as the VENDORS, ( which expression unless excluded or repugnant to the context shall mean and include their legal heirs, administrators, executors, representatives and assigns) of the OTHER PART.

contd....3/ -

For ARBI CREATION  
*Jitendra Bhowal*  
Partner Partner

No. No. 30607

Sold to P. S. Rajat Das

of P. S. Rajat Das

(Madhyamgram, 22.8.1916)

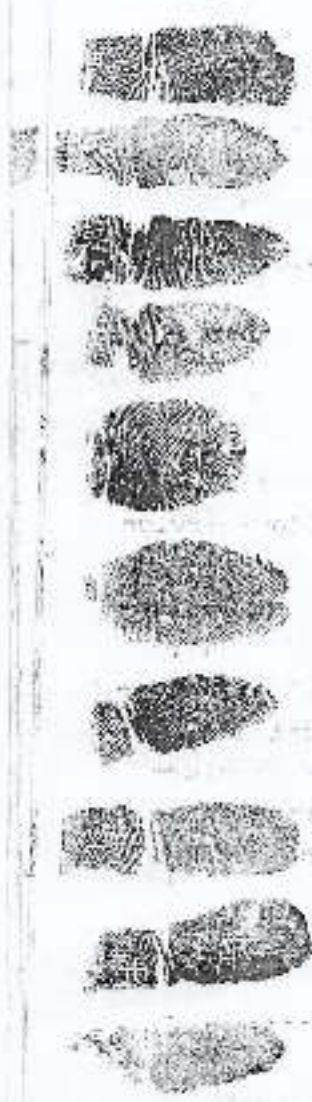
Kolkata 117

Market Collectorate  
Treasury.

*[Signature]*  
Treasurer.

Dated 2.11.2003

40-80000



*P. S. Rajat Das*

VEP110

1799



1882, Printed at the  
Barrack, 24 Esq. (19)  
5-12-03



02CC 488573



- 3

Whereas one Sri Ashwini Kumar Deb son of Late. Purna Chandra Deb of Udayrajpur, Madhyamgram, was the Owner of a plot of 21/2 decimal of land by way of registered Deed of Sale being No. 4143 dated 07.05.1955 from one Sk. Ali Hussain and others and the same was registered before the S.R. at Barasat within the then District 24-Parganas.

And Whereas said Ashwini Kumar Deb sold/transferred his entire property referred above to Sri Dharendra Nath Dhar son of Late Jagyeshwar Dhar through a registered Deed of Sale being No. 1612 of the year 1961 and the same was registered before the S.R.O. Barasat, the then District 24-Parganas, in the Book No.1, Volume No. 26, Pages 9 & 10 of the year 1961.

And Whereas being in peaceful possession in the above referred property, Sri Dharendra Nath Dhar constructed a one storied building measuring 1031.44 ( one thousand thirty one and forty four) Sq. ft. during the year 1955-56 without any sanctioned plan from the then Basunagar No. 1 Gram Panchayat keeping rest of his land as vacant. Sri Dharendra Nath Dhar died on 09.05.1971 intestate leaving behind him, his wife Smt. Shila Rani Dhar and three sons and two daughters named above as his legal heirs and successors in respect of his estate.

For ARBI CREATION  
*Justha Binwas*  
Partner

contd....4/-

Partner

Sl. No. 30659

Sold to Bishrajit Dhar

of P. S. Vidya - Udayapur

Madhyam 2003

Kolkata-729

Sub Collectorate  
Treasury.

*[Signature]*  
Treasurer

Dated 2-12-2003

Rs. 80,000/-

Bina Sarkar

RECEIVED

1800



Sub-Registrar, Udayapur

Udayapur, 24 Dec. 03

5-12-03



0200 488574

- 4 -

And whereas after demise of said Dharendra Nath Dhar his legal heirs sold maximum of the property in his name excluding an area of 4 Kattas 10 Chitaks. 15 Sq.ft. equivalent to 3345.00 Sq.ft. including the 1031.44 Sq.ft. one stories building which is the present 'A' schedule of property in these presents and the same was mutated before the Madhyamgram Municipality as holding No.5, Arabinda Sarani within Ward No.8.

And whereas Smt. Shila Rani Dhar wife of Late Dharendra Nath Dhar and mother of above named Purchaser and Vendors died on 7th day of March, 1990 intestate leaving behind her, the above named Purchaser and Vendors as legal heirs and successors of the below schedule property.

And whereas after the death of said Dharendra Nath Dhar and Shila Rani Dhar their sons and daughters named above are entitled to an undivided 1/5th share each of the properties described in the 'A' schedule below hereto and hereinafter referred to as the said property.

And whereas the Vendors named above being collectively owners of 4/5th share of the below schedule property and the Purchaser named above being owner of 1/5th Share of the below schedule property as being legal heirs and successors of their parents.

contd....5/-

For ARBI CREATION

*Shilpa Binas*

Partner

Partner

No. No. 30609

Sold to B. S. Raju, Dhan

of K. S. V. - 11, K. S. Raju

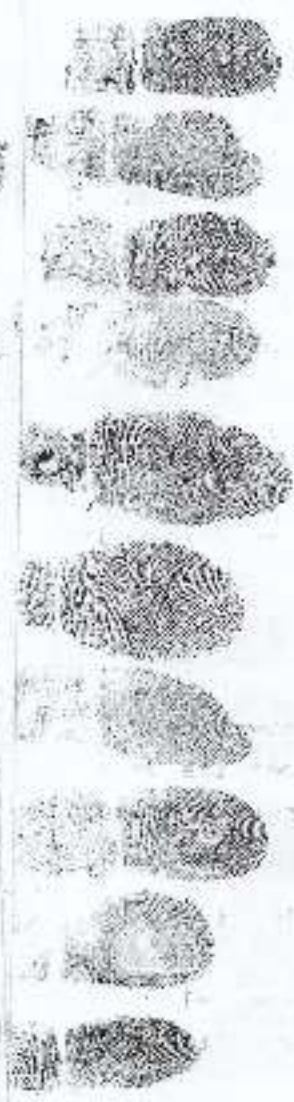
Madhyan Gram, P. S. 127

Kolkata Collectorate  
Treasury.

*[Signature]*  
Treasurer

Dated 2-12-2003

Rs. 100,000



100/13

*[Signature]*

REFFNO  
1801

Parting Receipt  
The ...  
...  
...  
...  
...  
...  
...



Adal Bihar Sub-Treasurer  
Barrack, 24 P. S. 127  
5-12-03

FOR ARCHIVAL  
...



AND whereas the Vendors and the Purchaser being being in peaceful and exclusive possession jointly over the below schedule property and the Vendors collectively decided to sell their respective undivided shares i.e. 4/5th share out of total area to the rest share holder, their elder brother or the Purchaser named above on a consideration of Rs. 10,00,000.00 ( Rupees ten lacs) only and the Purchaser being agreed to purchase 4/5 share of the said property from the Vendors/his brothers and sisters on the same consideration.

Now this indenture witnesseth as follows :-

That in pursuance of verbal agreement and in consideration of the above referred amount the Vendors herein transfers and releases, grant, convey, assure, assign and confirm unto and to the Purchaser all that the undivided 4/5 share in the property together with all areas, sewers, drains, water, water courses lights, liberties, easements, appondages and appurtenances what-so-ever so as to constitute the Purchaser as the sole and absolute owner of the property comprised in the Schedule below hereto freed and discharge from all rights in common and all claims, demands what-so-ever of the Vendor on their respective undivided shares on the said property AND TO HAVE AND TO HOLD the same absolutely and for every in fee simple in severally against their parts.

And this Indenture furthermore more witnesseth as follows :-

- a) That the Vendors herein above shall give the custody of all previous documents of title and peaceful possession of the property to the Purchaser herein above or his heirs, successors and or assigns.
- b) That the Vendors shall not entitled in any part of parts of the property after the execution of these presents over the property and their rights on the property are all hereby extinguished.
- c) The Purchaser shall entire upon the property and hold, possess and enjoy the same absolutely without any claim, demands or interruption from the Vendors what-so-ever.

contd...6/-

For ARBI CREATION

*Surita Bina*

Partner

Partner

d) That the Vendors shall at the request and costs of the Purchaser do execute and perform or cause to be done, executed and perform all and every such acts, deeds and things or writings whatsoever as may be required for further better and more perfectly assuring the allotment/transfer hereunder made or for rectification of any error or omission.

SCHEDULE 'A'

All that piece and parcel of land measuring an area of 4 Cottahas 10 Chattaks 15 Sq.ft within Mouza-Udayrajpur, J.L.No. 43, Re. Su. No.167 appertaining to R.S. Dag No.298, R.S. Khatian No. 638, Pargana-Anwarpur along with 1031.44 Sq.ft. one storied building being Holding No.5 within the local limits of Ward No.8 of Madhyamgram Municipality, P.S. & A.D.S.R.O. Barasat, Dist. North 24-Parganas and the same is butted and bounded by -

On the North	: Nepal Dhar and 4' wide lane.
On the South	: Sadhan Das.
On the East	: Mihir Chakraborty.
On the West	: 12' wide road.

SCHEDULE- 'B'

THE UNDIVIDED PROPERTY TRANSFERRED ~~ME~~ IN FAVOUR OF THE PURCHASER BY THESE PRESENTS.

All that 4/5th undivided share of the 'A' schedule of property of the above referred vendors in the estate of their father collectively lying and situated at Udayrajpur being Holding No. 5, Rabinda Sarani within the territorial jurisdiction of Ward No.8 of Madhyamgram Municipality, P.S. & A.D.S.R.O. at Barasat, Dist. North 24-Parganas.

contd.....7/-

For ARBI CREATION  
*Lalita Bhowmik*  
Partner  
Partner

# DISTRICT NORTH 24 PARGANAS

OFFICE OF THE

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

(1)

Name Sri Raja Dhar

Status - Presentent

## LEFT HAND FINGER PRINTS

LITTLE	RING	MIDDLE	FORE	THUMB
				

## RIGHT HAND FINGER PRINTS

THUMB	FORE	MIDDLE	RING	LITTLE
				

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

Raja Dhar  
Signature of the presentant

(2)

Name Sri Prasmit Dhar

Status - Presentent/Executant/Claimant/Attorney/Principal/Gardian/Testator (✓)

## LEFT HAND FINGER PRINTS

LITTLE	RING	MIDDLE	FORE	THUMB
				

## RIGHT HAND FINGER PRINTS

THUMB	FORE	MIDDLE	RING	LITTLE
				

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

Prasmit Dhar  
Signature of the Presentent/Executant/  
Claimant/Attorney/Principal/Gardian/Testator. (Tick the appropriate status.)

For ARBI CREATION

Ujjay Singh  
Partner

Partner

# DISTRICT NORTH 24 PARGANAS

OFFICE OF THE

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

(1)

Name Smt. Paine Sarkar

Status - Presentent

### LEFT HAND FINGER PRINTS

LITTLE	RING	MIDDLE	FORE	THUMB
				

### RIGHT HAND FINGER PRINTS

THUMB	FORE	MIDDLE	RING	LITTLE
				

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

Bina Sarkar.

*Signature of the presentant/Executant*

(2)

Name Smt. Mitlu Butta

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

### LEFT HAND FINGER PRINTS

LITTLE	RING	MIDDLE	FORE	THUMB
				

### RIGHT HAND FINGER PRINTS

THUMB	FORE	MIDDLE	RING	LITTLE
				

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

Fard HS

*Signature of the Presentant/Executant/  
Claimant/Attorney/Principal/Gurdian/Testator. (Tick the appropriate status)*

**FOR ARBITRATION**

Mitlu, Butta

Partner

Partner

# DISTRICT NORTH 24 PARGANAS

OFFICE OF THE

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

(1) Name Sri Binwajit Dhar Status - Presentent

LEFT HAND FINGER PRINTS				
LITTLE	RING	MIDDLE	FORE	THUMB
				

RIGHT HAND FINGER PRINTS				
THUMB	FORE	MIDDLE	RING	LITTLE
				

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

Binwajit Dhar  
Signature of the presentent claimant

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

LEFT HAND FINGER PRINTS				
LITTLE	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS				
THUMB	FORE	MIDDLE	RING	LITTLE

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

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

Binwajit Dhar  
Partner

Partner

ARBI CREATION

**SITE PLAN**

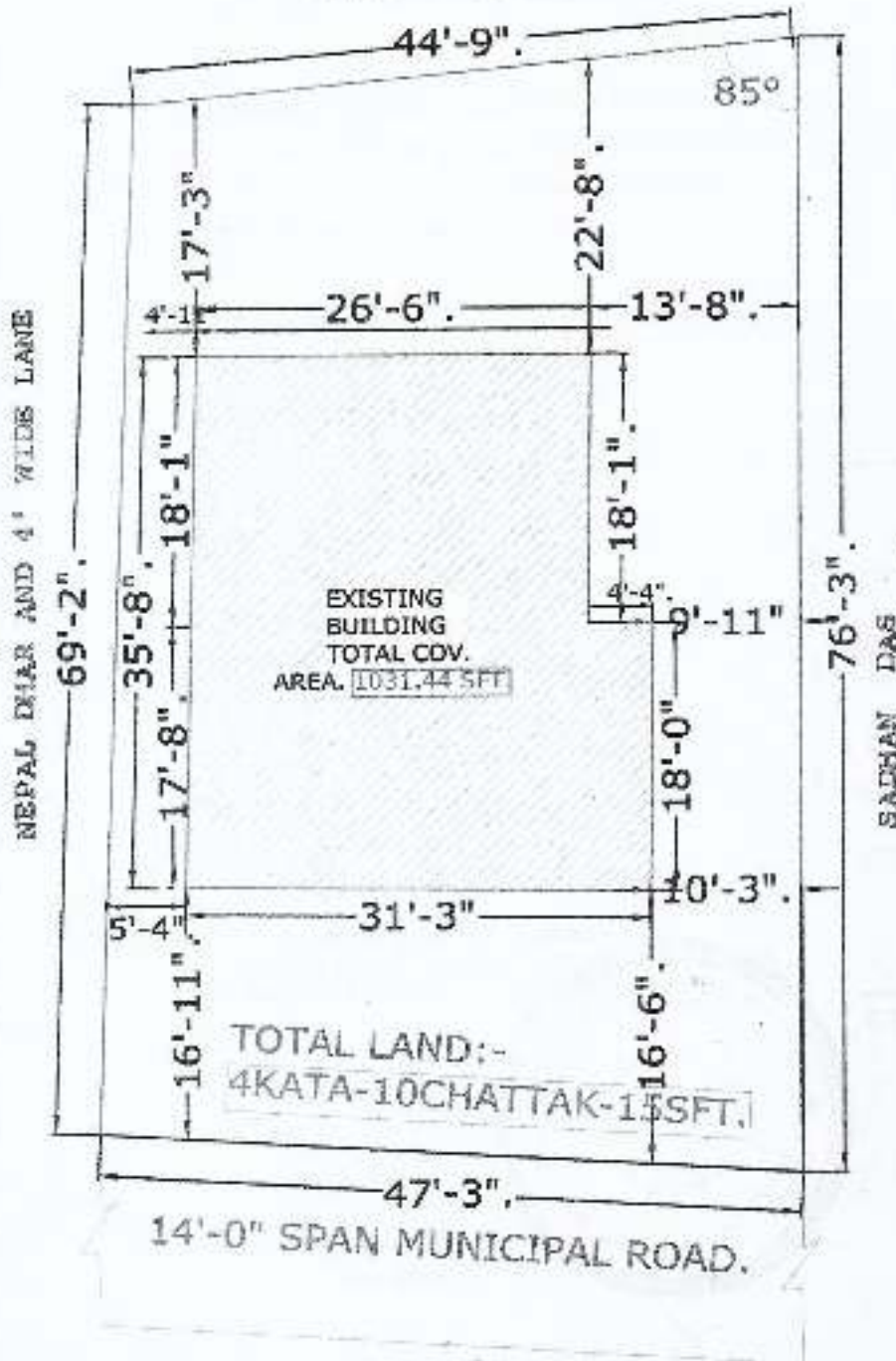
**OF**

**Mouza.-Udayrajpur.JL.No.43.Re.Su.No.167.  
R.S.Khatian No.638. R.S.Dag.No.298.Under  
Ward No. 8.Madhyamgram Municipality.  
P.S. Barasat. 24 PGS (N).Holding No.5.**



SCALE:1"=15'-0"

MIHIR CHAKRABORTY.



TOTAL LAND:-

4KATA-10CHATTAK  
-15SFT.

= 3,345 SFT.

SIGN. OF VENDEE.

(SRI. BISWAJIT DHAR.)

SING. OF VENDORS:-

1. Raja Shas.
2. Pranay-Das
3. Bina Sarkar
4. Padma

Total sold area =  
4/5 th, of the total  
area with existing  
building. As per sch-  
dule "B" of the  
Deed:

PLAN BY:

COMPUTED BY:  
**Plan Point**  
14, 2014 P.O. Madhyamgram,  
P.S. Barasat, West Bengal, Pin-751014,  
E. mail- [planpoint@gmail.com](mailto:planpoint@gmail.com)

SCALE:  
1"=15'-0"

For ARBI CREATION  
Little Binwa  
Partner Partner

- 7 -

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

SIGNED SEALED AND DELIVERED  
BY THE VENDORS AND THE PURCHASER  
AT Barasat in presence of the  
following witnesses :-

1. Subhojit Ghosh  
Machhrajee Bagar  
Udayrajpur  
Madhyamgram  
North of Parganas.
2. Shishir Kumar Das  
Udayrajpur  
Madhyamgram

1. Bina Sarkar
2. Ranjit Das
3. Bina Sarkar
4. Paro Das

Drafted by -

Partha Pratim Biswas

( PARTHA PRATIM BISWAS )  
Advocate, Judges' Court, Barasat.  
Enrolment No. F-716/698/1996

SIGNATURE OF THE VENDORS

Bina Sarkar Das  
SIGNATURE OF THE PURCHASER.

Typed by -

Mahjan Lal Dutta

( MAHJAN LAL DUTTA )  
Barasat.

For ARBI CREATION

Shikha Biswas  
Partner

Partner