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Ami
08/12/18

पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL



E 500914

Document No 1 - 310089/18
 By 1, 85, 83, 89/18
 Additional Registrar of
 Assurances-IV, Kolkata

Certified that the Document is admitted to
 Registration. The Signatures Sheet and the
 endorsement sheets attached to this document
 are the part of this Document.

Additional Registrar
 of Assurances-IV, Kolkata

- 8 DEC 2018

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this the 8th day of
 DECEMBER, 2018 (Two Thousand Eighteen) ;

BETWEEN

102490

M/S - Green Square Projects

NAME.....
 ADD.....
 28 NOV 2018
 SIBRANJAN MUKHERJEE
 Licensed Stamp Vendor
 283, K. New Road, Kolkata

211 B.T. Rd.
Baranagar
K-36

28 NOV 2018

Identified by me:
 Raksh Kumar Gupta.
 810 Late Ram Kishore Gupta.
 Malanchi Flat no. C3, 3/3.
 211 B.T. Road Baranagar.
 P.O. & S. Baranagar.
 Kolkata - 700036.
 Occupation. Professor.



[Handwritten signature]



Directorate of Registration & Stamp Revenue
e-Challan

GRN: 19-201819-031413647-1 Payment Mode Online Payment
GRN Date: 06/12/2018 19:28:06 Bank: HDFC Bank
BRN: 659402548 BRN Date: 06/12/2018 19:30:54

DEPOSITOR'S DETAILS

Id No. : 19041000310089/8/2018
[Query No./Query Year]

Name : GREEN SQUARE PROJECTS
Contact No. : 9831219729 Mobile No. : +91 9831219729
E-mail :
Address : 211 BT Road
Applicant Name : Mr SARBANI DE GHOSHAL
Office Name :
Office Address :
Status of Depositor : Buyer/Claimants
Purpose of payment / Remarks : Sale, Sale Document Payment No 8

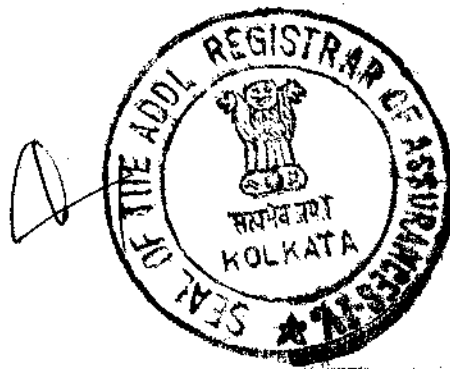
PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	19041000310089/8/2018	Property Registration- Stamp duty	0030-02-103-003-02	1295893
2	19041000310089/8/2018	Property Registration- Registration Fees	0030-03-104-001-16	185937

Total

1481830

In Words : Rupees Fourteen-Lakh Eighty One Thousand Eight Hundred Thirty only

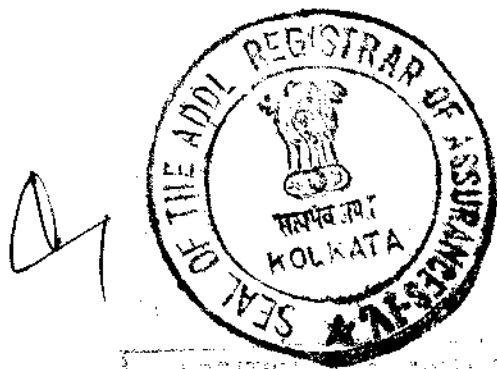


ADDITIONAL REGISTRAR OF ASSURANCES
KOLKATA
08 DEC 2015

M/S. SIMRAN VYAPAAR PRIVATE LIMITED (PAN No.AAJCS2213D)
the Company Registered under the Companies Act, 1956 having its
registered office at 118B, Lenin Sarani, P.O Dharmatolla, P.S-
Muchipara, Kolkata- 700013, Contact No. 9830253606, represented
by its Director **SRI DEEPAK KUMAR HIRAWAT (PAN No.
ABDPH9151R)** son of Sri Chhater Singh Hirawat, by faith Hindu, by
occupation Business, by Nationality -Indian, residing at 10, Ashu
Biswas Road, P.O - Bhawanipore, P.S - Bhawanipore, Kolkata-
700025, Contact No. 9830545611 hereinafter referred to called as
"VENDOR" (which expression shall to mean an include its legal
representative, executors, administrators and assigns etc.) The Party
of the **FIRST PART**.

AND

"M/S GREEN SQUARE PROJECTS" PAN NO. AAOFG4084A,
Contact No. 9831219729, a partnership firm constituted under the
Partnership Act, carrying on business as a partnership firm of 211, B.
T. Road, P.O. & P.S. Baranagar, Kolkata - 700 036, District - North 24
Parganas, represented by its Partners **(1) SRI AJAY KUMAR
SINGHAL, PAN NO. AHNPS5840C,** son of Late Chander Bhan
Singhal, by faith - Hindu, Nationality - Indian, Occupation - Business,
residing at VV-3, Civil Township, P.O. Panposh, P.S. Raghunath Pally,
Rourkela, District - Sundargarh, Odisha - 769004, Contact No.



ADDITIONAL REGISTRAR
OF ASSURANCES
KOLKATA
18 Dec 2018

7381047508 representative by his constitute Attorney **SMT. ANITA GUPTA**, the party No. 3 herein, appointed by registered Deed of General Power of Attorney dated 3rd September, 2016, registered in the office of Additional Registrar of Assurance, Office of the A.R.A. - III, Kolkata recorded in Book No. IV, C.D. Volume No. 1903-2016, Page from 129986 to 130010 being No. 190305439 for the year 2016

(2) SRI BRAJESH KUMAR GUPTA, PAN NO. ADXPG8536B, son of Late Ram Kishore Gupta, by faith - Hindu, Nationality - Indian, Occupation - Business, residing at VV-3, Civil Township, P.O. Panposh, P.S. Raghunath Pally, Rourkela, District - Sundargarh, Odisha - 769004, Contact No. 7008271560 representative by his constitute Attorney **SMT. ANITA GUPTA**, the party No. 3 herein, appointed by registered Deed of General Power of Attorney dated 3rd September, 2016, registered in the office of Additional Registrar of Assurance, Office of the A.R.A. - III, Kolkata recorded in Book No. IV, C.D. Volume No. 1903-2016, Page from 129986 to 130010 being No. 190305439 for the year 2016

(3) SMT. ANITA GUPTA, PAN NO. AEWPK6197E, wife of Sri Rakesh Kumar Gupta, by faith - Hindu, Nationality - Indian, Occupation - Business, residing at 211, B. T. Road, P.O. & P.S. Baranagar, Kolkata - 700 036, District - North 24 Parganas, Contact No. 9163872240 and **(4) SRI PRADIP CHANDRA KAR, PAN NO. AEKPK3929C**, son of Late Gopal Chandra Kar, by

Handwritten mark resembling the number '1'.



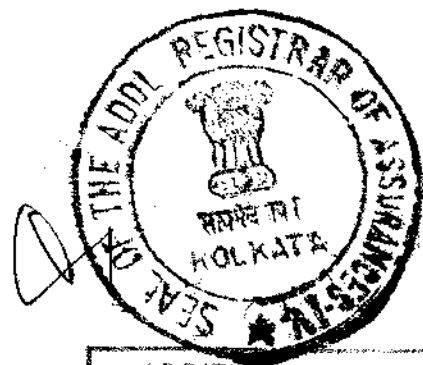
ADDITIONAL REGISTRAR
OF ASSURANCES IN, KOLKATA
28 DEC 2018

faith - Hindu, Nationality - Indian, Occupation - Business, residing at 31/1, Bagha Jatin Road, P.O. Baranagar, P.S. Baranagar, Kolkata - 700036, District - North 24 Parganas, Contact No. 9830248715 hereinafter referred to and called as **PURCHASER** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its legal representatives, executors, administrators and assigns etc.) **THE PARTY OF THE SECOND PART.**

WHEREAS one Sisir Kumar Dawn during his life time was seized and possessed of or otherwise well and sufficiently entitle to the land and structure at premises No. 21, Bhattacharjee Para Lane, P.S. - Baranagar, Mouza - Pal Para, R.S. No. 136, J.L. No. 7, Khatian No. 344.

AND WHEREAS the said Sisir Kumar Dawn died intestate on 9th May, 1942 leaving behind him his wife Smt. Angurbala Dawn and his son Sri Samir Kumar Dawn as his only legal heirs and heiress and heir, who inherited the 80 years old property as per provision of law.

AND WHEREAS upon the death of Sisir Kumar Dawn, his heiress/heir, said **SMT. ANGUR BALA DAWN AND SRI SAMIR**

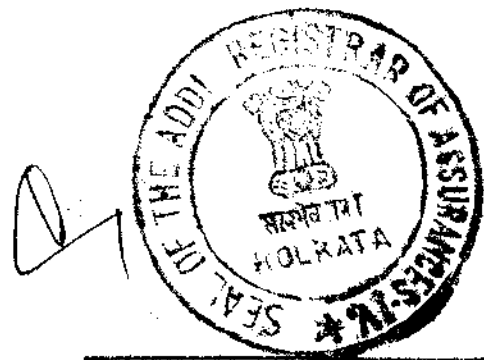


ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

8 DEC 2018

KUMAR DAWN ALL THAT piece and parcel of land measuring 8 Cottahs 6 Chittaks 18 Sq.ft be the same or a little more or less with old structure thereon by a registered lease deed dated 26/11/1993 registered in the Office of the Additional District Sub-Register Cossipore Dumdum, North 24 Parganas in Book No.I, Volume No. 169 Pages 254 to 266 Being NO 6387 for the year 1993 as Lessors therein to Lease the said inherited property to **M/S CALCUTTA NATIONAL CHEMICAL INDUSTRIES PVT. LTD.**

AND WHEREAS by a deed of surrender of lease dated 10/09/2008 between the lessee **M/S CALCUTTA NATIONAL CHEMICAL INDUSTRIES PVT. LTD.** and the lessors smt. Angur Bala Dawn and Sri Samir Kumar Dawn said lessee **M/S CALCUTTA NATIONAL CHEMICAL INDUSTRIES PVT. LTD.** surrendered its lease of the said property to the lessor and the lessor released and discharged the lessee **M/S CALCUTTA NATIONAL CHEMICAL INDUSTRIES PVT. LTD.** and as such the said lessor and lessee executed and registered the deed of surrender dated 10/09/2008, registered in the office of Additional Registrar of Assurances-II, Kolkata recorded in Book No.I, Volume No.18, Pages 9477 to 9486, Being No.08935 for the year 2009.



ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

28 DEC 2018

AND WHEREAS said **SMT. ANGUR BALA DAWN AND SRI SAMIR KUMAR DAWN** by registered deed of conveyance dated 10/09/2008 registered in the office of the Additional Registrar of Assurances-II, Kolkata recorded in Book No.1 CD Volume No. 18, Page No 9462 to 9476, being No. 08934 for the year 2009 being the **VENDOR** therein sold conveyed and transferred the at Mouza Pal Para, Touzi No. 1-6 ,8-16,J.L No.7, Khatian No.61-344, C.S Dag No.558 & 559 being premises No.-1 , Sisir Kumar Dawn Road, Kolkata-700036 to **M/S SIMRAN VYAPAAR PRIVATE LIMITED** the **VENDOR** herein.

AND WHEREAS by registered deed of conveyance dated 28/05/1986 registered in the office of the Additional District Sub- Registrar, Cossipore, Dum Dum, 24 Parganas, recorded in Book No.1 Volume No. 44, Page No 125 to 134, being No. 2418 for the year 1986, said **SMT. ANGUR BALA DAWN AND SRI SAMIR KUMAR DAWN** being the **VENDOR** therein sold conveyed and transferred the land measuring 2 Cottahs 0 Chittaks 43 Sq.ft be the same or a little more or less with old structure thereon, at Mouza Pal Para, Touzi No. 1-6 ,8-16, J.L No.7, Khatian No.61-344, C.S Dag No.558 & 559 being premises No.-1, Sisir Kumar Dawn Road, Kolkata-700036 to **M/S CALCUTTA NATIONAL CHEMICAL INDUSTRIES PVT. LTD.** the **PURCHASER** therein.

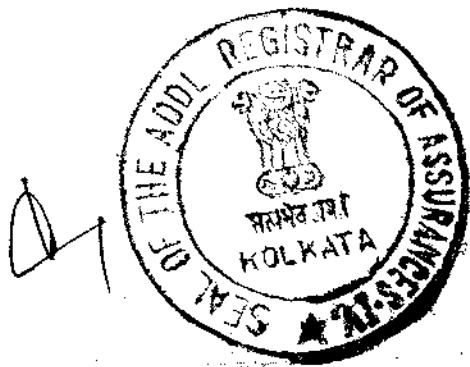
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ADDL REGISTRAR OF ASSURANCES
KOLKATA
23/03/2003

AND WHEREAS by another registered deed of conveyance dated 29/09/2008 registered in the office of the Additional Registrar of Assurances-II, Kolkata recorded in Book No.1 CD Volume No. 18, Page No 9448 to 9461, being No. 08946 for the year 2009, said **M/S CALCUTTA NATIONAL CHEMICAL INDUSTRIES PVT. LTD.** being the **VENDOR** therein sold conveyed and transferred the land measuring 2 Cottahs 0 Chittaks 43 Sq.ft be the same or a little more or less with old structure thereon at Mouza Paul Para, Touzi No. 1-6 ,8-16,J.L No.7, Khatian No.61-344, C.S Dag No.558 & 559 being premises No.-1 , Sisir Kumar Dawn Road, Kolkata-700036 to **M/S SIMRAN VYAPAAR PRIVATE LIMITED** the **VENDOR** herein.

AND WHEREAS the party of the **FIRST PART** being the absolute and sole owner of the said two properties encumbered by tenants therein being adjoining each other applied for amalgamation of the said adjoining properties before the concerned department of Baranagar Municipality and upon amalgamation of the properties, total measuring about 10 Cottahs 7 Chittacks 16 Sq.ft and after amalgamation , the said premises known as 1, Sisir kumar Dawn Road, Kolkata-700036 fully and particularly described **SCHEDULE** hereunder with its full right title and interest thereon as



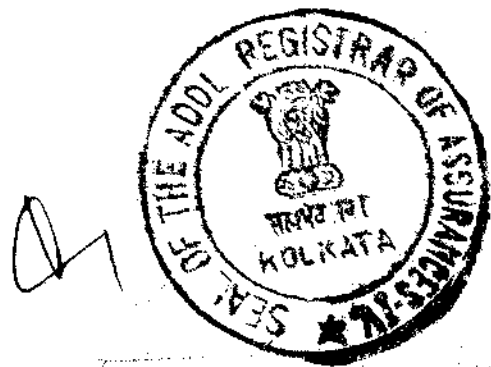
REGISTRY OF ASSURANCE
OF ASSURANCE

1000000000

absolute owner of the same having physical possession therein, mutated their names in the record of Baranagar Municipality.

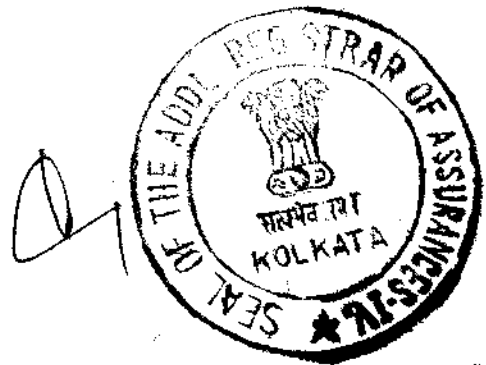
AND WHEREAS the **PARTY OF THE SECOND PART/PURCHAERS** proposed to purchase the said property of Premises No. 1, Sisir Kumar Dawn Road, Kolkata - 700036, District - North 24 Parganas measuring more or less 10 Cottahs 7 Chittacks 16 Sq.ft morefully and particularly described in **SCHEDULE** hereunder and for total consideration money of **Rs.1,78,00,000/- (Rupees One Core Seventy Eight Lakhs)** only and to be paid by the **PURCHASERS**. The said consideration money is exclusive any Government duties as applicable which to be Assessed upon the consideration money to be paid by the **PARTY OF THE SECOND PART/PURCHASERS** to the **VENDORS/PARTY OF THE FIRST PART** .

NOW THIS INDENTURE WITNESSETH that in pursuance in consideration of sum of **Rs.1,78,00,000/- (Rupees One Core Seventy Eight Lakhs)** only paid by the Purchasers to the Owners/Vendors on or before the execution of these present (The receipt where of the Owners/Vendors herby admit and acknowledge) and of and from the same and every part thereof acquit, release and forever discharge the Purchasers of the said property and Vendor do



ADMINISTRATIVE
OFFICE
28 Dec 2015

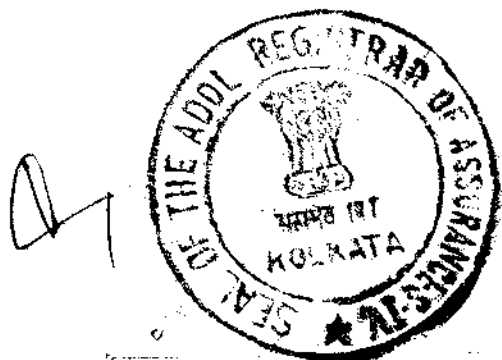
hereby indefeasible grant, sell, convey transfer, assign and assure unto in favour of the Purchaser **ALL THAT** piece and parcel of land about 10 Cottahs 7 Chittacks 16 Sq.ft., of Premises No. 1, Sisir Kumar Dawn Road, Kolkata - 700036, District - North 24 Parganas of the said property as under Baranagar Municipality more fully described in the **SCHEDULE** hereunder **TOGETHER WITH** the undivided impartible proportionate share of land there unto morefully and particularly mentioned and described in the **SCHEDULE** hereunder written and shown in the annexed plan hereto and herein after referred to as the Said property **TOGETHER WITH** the undivided impartible proportionate share in the land comprised in the said property free from all encumbrances except tenants whatsoever and morefully described in the **SCHEDULE** hereunder written and equal and the common right over and in respect of the common areas and common facilities **TOGETHER WITH** privileges rights, easements and quasi-easements, reservation and restriction as are morefully contained applicable for sale and/or transfer of said property **TO HAVE AND TO HOLD** the said property here by a granted, sold, conveyed and transferred or expressed and intended as to be unto the use of the Purchaser, their heirs, successors, executors, representatives and assigns forever free from all encumbrances except tenants **AND** the Owners/Vendors any of their predecessor-in-title, executed



ADDITIONAL REGISTRAR OF ASSURANCES

18 Oct 2015

knowingly so far as to the contrary, the Owners/Vendors and the Developer now have good right, full power, absolute authority of the said property and indefeasible title to grant, sell, convey and transfer, the said property hereby granted, sold, conveyed and transferred or expressed or intended so to do so unto and to the use of the Purchaser or their heirs, executors, administrators, representative and assigns shall from this day and may at all times hereafter peaceably and quietly possess and enjoy the said property and receive the rents, issues and profits thereof without any lawful eviction, interruptions, hindrances claims or demand whatsoever from the Owners/Vendors any person or persons lawfully and equitably claiming from under or in trust from, them or from or under any of their predecessor-in-title **ALL THAT** free and clear freely and clearly absolutely exonerated and released otherwise by and at the costs and expenses of the Owners/Vendors well and sufficiently secured from or against all and all manner of claims, charges, debts, liens attachment and encumbrances. The Owners/Vendors conveyed the common share in the said property to the Purchasers herein for common enjoyment of the same. Conveyed the said property at a total consideration of **Rs.1,78,00,000/- (Rupees One Core Seventy Eight Lakhs)** only which is more fully mentioned in **memo of consideration**



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ADDL REGISTRAR OF ASSURANCES
KOLKATA

18 DEC 2016

hereunder and shown in colour **RED** Border in the **Map** or **Plan** annexed herewith, which is part of the deed.

THE SCHEDULE ABOVE REFERRED TO

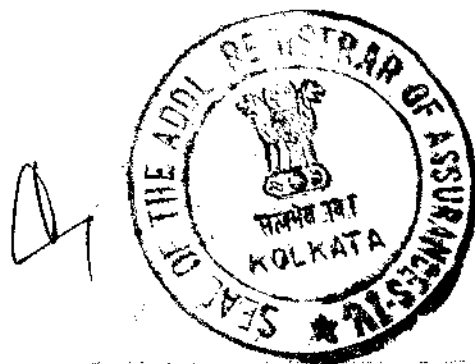
ALL THAT piece and parcel of Bastu land area about 10 Cottahs 7 Chittacks 16 Sq.ft more or less together with 300 sq. ft. Pucca Asbestos Shed Structure at Premises No.1, Sisir Kumar Dawn Road, P.O. & P.S. – Baranagar, Kolkata – 700036, under Mouza Palpara, Touzi No. 1-6, 8-16, J.L. No.7, Khatian No. 61-344, LR Khatian No. 2546, R.S. Dag No.558, L. R. Dag No.2951 & 2952 under the Baranagar Municipality Holding No. 994 Ward No. 27, District – 24 Parganas (North) butted and bounded :-

On the North : 16 feet wide Sisir Kumar Dawn Road.

On the South : Srilal Apartment, 22/1, Bhattacharya Para Lane,

On the East : 26, S. K. Dawn Road.

On the West : 1/2B, S.K. Dawn Road.



ADDITIONAL REGISTRAR
OF ASSURANCES
KOLKATA

08 DEC 2015

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

WITNESSES:

1. *Sanjit Nakhat*
118-B Lonia Saranagar
Kolkata - 700036

SIMRAN VYAPAAR PRIVATE LIMITED

Simran
DIRECTOR

SIGNATURE OF THE VENDOR

2. *Rakesh Kumar Gupta*
211 B.T. Road,
P.O. S. Daramnagar
Kolkata - 700036.

Anita Gupta

ANITA GUPTA
Constituted Attorney of
Sri Ajay Kumar Singhal
Sri Brajesh Kumar Gupta

GREEN SQUARE PROJECTS

Pradip Ch. Kar, *Anita Gupta*
Partner

SIGNATURE OF THE PURCHASERS

Drafted by :-

Srabani De Ghoshal

Srabani De Ghoshal

Advocate
High Court, Calcutta
Mob:9830170789
Enroll No.W.B.-1838/95.

A



ADDITIONAL REGISTRAR
OF ASSURANCES IN KOLKATA
8 DEC 2018

MEMO OF CONSIDERATION

RECEIVED from the within named "**PURCHASER**" the sum of **Rs.1,78,00,000/- (Rupees One Core Seventy Eight Lakhs)** only in the name of vendor as per memo given on the following manner :

1. By Cheque. No. 000100, dated
05.04.2017, drawn on HDFC Bank,
Dunlop Branch. Rs. 21,00,000/-
2. By Manager's Cheque. No. 007793, dated
05.12.2018, drawn on HDFC Bank,
Dunlop Branch. Rs. 1,55,22,000/-
3. TDS deducted (1%) on 05.12.2018. Rs, 1,78,000/-

Total Rs. 1,78,00,000/-

(Rupees One Core Seventy eight Lakhs) only.

W I T N E S S :-

1. *Sanjiv Nakhak*
118-B Kinnasavane
Kolkata

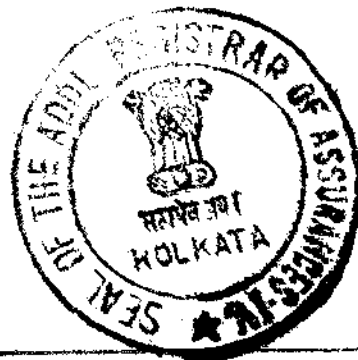
SIMRAN VYAPAAR PRIVATE LIMITED

Bhishma
DIRECTOR

SIGNATURE OF THE VENDOR

2. *Rakesh K. Gupta.*
211 B.T. Road,
P.O.R.S. Baranagar.
Kolkata. 700036

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ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
8 DEC 2018

SITE PLAN OF PRE. NO-1, SISIR KUMAR DAWN ROAD, KOLKATA-700 036.

MOUZA-PALPARA, J.L. NO-7, L.R. DAG NO-2951 & 2952, KHATIAN NO-2546.

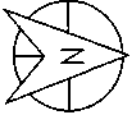
WARD NO-27, HOL. NO-994, P.S. & MUNICIPALITY -BARANAGAR, DIST.-24 PGS. (N)

SCALE: 16'-0" = 0'-1" TOTAL AREA OF LAND = 10K-7 CH.-16 SFT.

EX. STRUCTURE AREA = 300 SFT.

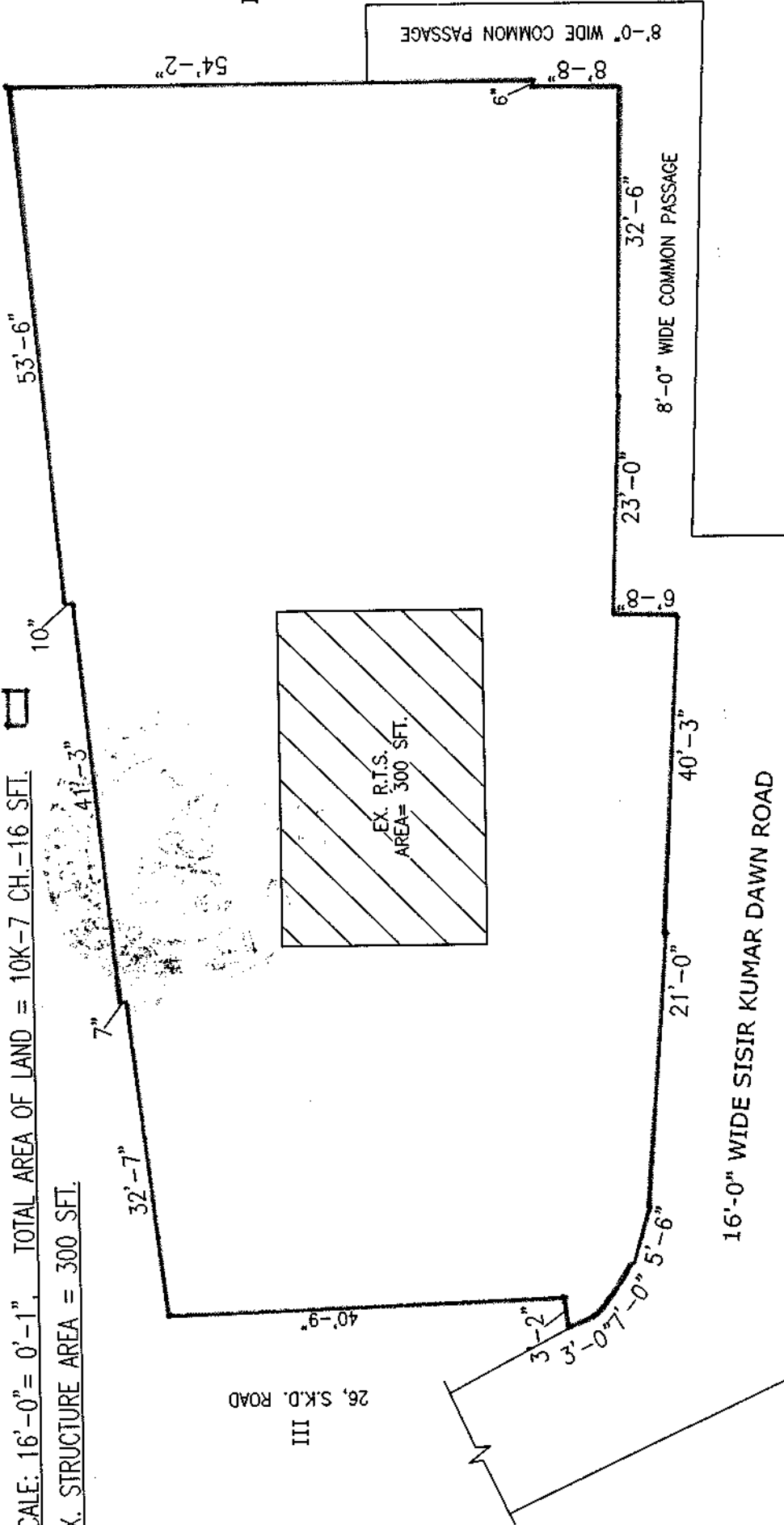
IV

22/1, BHATTACHARJEE PARA LANE



1/2B, S.K.D. ROAD

II



26, S.K.D. ROAD

III

8'-0" WIDE COMMON PASSAGE

8'-0" WIDE COMMON PASSAGE

16'-0" WIDE SISIR KUMAR DAWN ROAD

EX. R.T.S.
AREA= 300 SFT.

SIMRAN VYAPAAR PRIVATE LIMITED
 DIRECTOR

GREEN SQUARE PROJECTS
 Anita Gupta
 Partner

Anita Gupta
 ANITA GUPTA
 Constituted Attorney of
 Sri Ajay Kumar Singhal
 & Brajesh Kumar Gupta

Dipankar Dutta
 DIPANKAR DUTTA
 Empanelled L.B.S. Of
 Baranagar Municipality.
 LIC. No. 1/005

SIGNATURE OF VENDOR'S

SIGNATURE OF PURCHASER'S

DRAWN BY

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ADDITIONAL REGISTRAR
OF ASSURANCES IN KOLKATA
E 8 DEC 2018

SPECIMEN FORM FOR TEN FINGERPRINTS

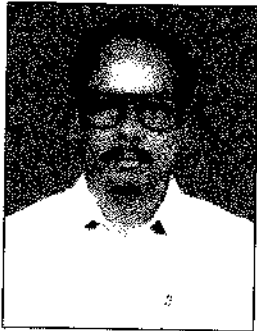


Left Hand

Right Hand

Name Anita Gupta
Signature _____

Little Finger	Ring Finger	Middle Finger Left Hand	Fore Finger Left Hand	Thumb
Thumb	Fore Finger	Middle Finger Right Hand	Ring Finger Right Hand	Little Finger



Left Hand

Right Hand

Name Pradip Chakar
Signature _____

Little Finger	Ring Finger	Middle Finger Left Hand	Fore Finger Left	Thumb
Thumb	Fore Finger	Middle Finger Right Hand	Ring Finger Right Hand	Little Finger

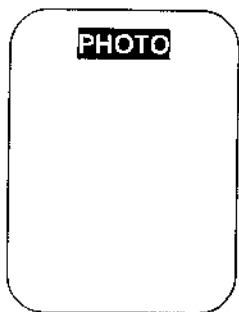


Left Hand

Right Hand

Name Anurag
Signature _____

Little Finger	Ring Finger	Middle Finger Left Hand	Fore Finger Left Hand	Thumb
Thumb	Fore Finger	Middle Finger Right Hand	Ring Finger Right Hand	Little Finger



PHOTO

Left Hand

Right Hand

Name _____
Signature _____

Little Finger	Ring Finger	Middle Finger Left Hand	Fore Finger Left Hand	Thumb
Thumb	Fore Finger	Middle Finger Right Hand	Ring Finger Right Hand	Little Finger

[Handwritten signature]



ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
8 DEC 2016

4729 7751



ब्रजेश कुमार गुप्ता
Brajesh Kumar Gupta
DOB: 11/06/1974
GENDER: MALE



4729 7751 2353

Handwritten signature

नायक विभाग
INCOME TAX DEPARTMENT
ANJAY KUMAR SINGH
CHANDER BHANU SINGH
GANDHI D.
AHMEDABAD

[REDACTED]

A. C. Singh



ଭାରତ ସରକାର
GOVERNMENT OF INDIA



ଅଜୟ କୁମାର ସିଂହଲ
Ajay Kumar Singhal
ଜନ୍ମ ବର୍ଷ / Year of Birth : 1970
ପୁରୁଷ / Male



6341 7145 3559

ଆଧାର - ସାଧାରଣ ଜନତାର ଅଧିକାର



ଭାରତୀୟ ବିଶିଷ୍ଟ ପରିଚୟ ବର୍ଣ୍ଣପତ୍ର
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ଠିକଣା:

C/O ଅଜୟ କୁମାର ସିଂହଲ, ଘର
ନମ୍ବର-୧୧୩/୦୩, ବିଶିଷ୍ଟ ଚାନ୍ଦିନୀପୁର,
ଭାରତବେଳା, ଭାରତବେଳା,
ଭାରତବେଳା-୪, ସୁନ୍ଦରଗଞ୍ଜ, ଓଡ଼ିଶା,
769004

Address:

C/O Ajay Kumar Singhal, QR
NO-V V / 03, CIVIL
TOWNSHIP, ROURKELA,
ROURKELA, Rourkela - 4,
Sundargarh, Orissa, 769004

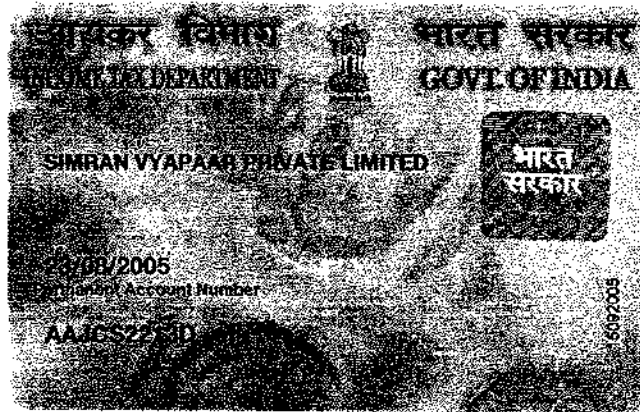
1947
1800 180 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No.1947,
Bengaluru-560 001

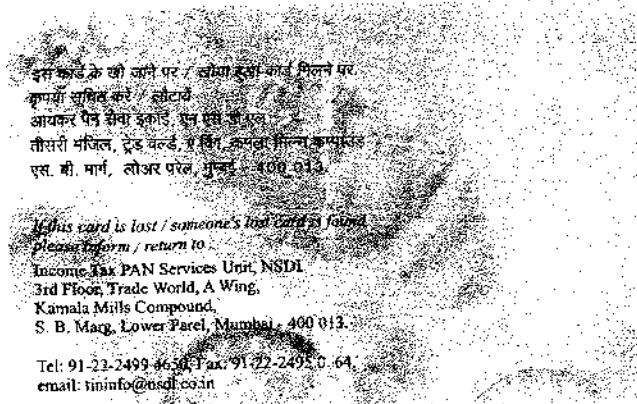
Ajay Singh



SIMRAN VYAPAAR PRIVATE LIMITED

Signature

DIRECTOR




SIMRAN VYAPAAR PRIVATE LIMITED

Signature


DIRECTOR

আমার আধার


আমার আধার



আমার আধার



শিবক কুমার হিরাবত
 Deepak Kumar Hirawat
 জন্ম তারিখ/ DOB: 02/11/1973
 পুরুষ / MALE




5785 1544 8556

আমার আধার, আমার পরিচয়

Deepak

আমার আধার

আমার আধার



আমার আধার


ঠিকানা:

এস/ও: চহতর সিং হিরাবত,
 ফ্ল্যাট-2বি, 10, আশু বিশ্বাস
 রোড, ভবানীপুর, কোলকাতা,
 পশ্চিম বঙ্গ - 700025


Address:

S/O: Chhater Singh Hirawat,
 FLAT-2B, 10, ASHU BISWAS
 ROAD, Bhawanipore, Kolkata,
 West Bengal - 700025


5785 1544 8556



1947



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[Redacted]



রাকেশ কুমার গুপ্ত
Rakesh Kumar Gupta
পিতা : রং কিশোর গুপ্ত
Father : Ram Kishore Gupta

জন্মতারিখ/DOB: 24/06/1970
পুরুষ / Male



4719 2921 8020

আধার - সাধারণ মানুষের অধিকার

MAGP



[Redacted] প্রাধিকরণ
[Redacted] of India

ঠিকানা: সি / মালঞ্চা
বি.টি. রোড, বরানগর (এম), বরানগর
উত্তর ২৪ পরগনা, পশ্চিম বঙ্গ,

Address: C3 3/3
MALANCHA, 211 B T.
ROAD, Baranagar (m), North
24 Parganas, Baranagar,
West Bengal, 700036

4719 2921 8020

1947
1800 306 1947

help@uidai.gov.in

www.uidai.gov.in

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

DEEPAK KUMAR HIRAWAT

CHHATER SINGH HIRAWAT

02/11/1973

Permanent Account Number

ABDPH9151R

Signature



17032005

Hirawat

इस कार्ड को खो जाने पर / खोया हुआ कार्ड मिलने पर
कृपया सूचित करें / लौटावें :
आयकर विभाग सेवा इकाई, एन एन डी एल
तीसरी मंजिल, ट्रेड वर्ल्ड, ए विंग, कामला मिल्स कंपाउंड
एस बी मार्ग, लोअर पार्ल, मुम्बई - 400 013.

*If this card is lost / someone's lost card is found,
please inform / return to .*

Income Tax PAN Services Unit, NSDL
3rd Floor, Trade World, A Wing,
Kamala Mills Compound,
S. B. Marg, Lower Parcel, Mumbai - 400 013.

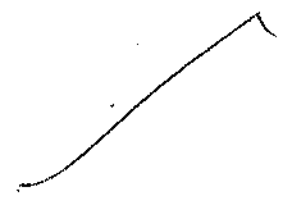
Tel: 91-22-2499-4664
email: tininfo@nsdl.gov.in

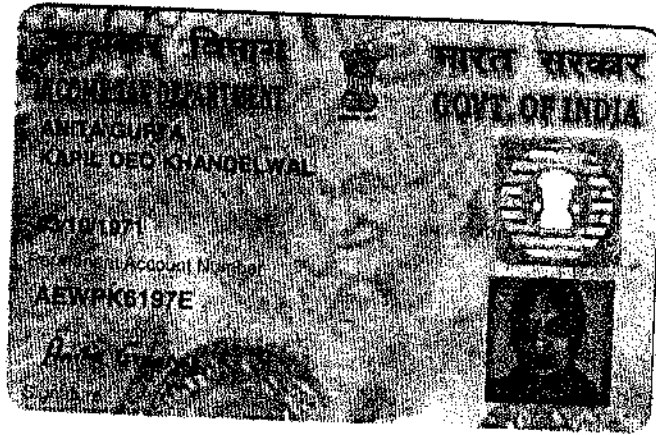


GREEN SQUARE PROJECTS

Pradip Ch Kar . Anita Gupta .

Partner





Anita Gupta.



অনিতা গুপ্ত
Anita Gupta
পিতা : কপিল দেও খন্ডেলওয়াল
Father : Kapil Deo Khandelwal

স্বাক্ষরতারিখ/DOB: 03/10/1971
মহিলা / Female



9582 8729 0956

আধার - সাধারণ মানুষের অধিকার

Anita Gupta



ঠিকানা: সি / মালঞ্চা
বি.টি. রোড, বরানগর (এম), বরানগর
উত্তর ২৪ পরগনা, পশ্চিম বঙ্গ,

Address: C3 3/3
MALANCHA, 211 B T.
ROAD, Baranagar (m), North
24 Parganas, Baranagar,
West Bengal. 700036

9582 8729 0956

1947
1800 300 1947

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स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
AEKPK3929C



नाम /NAME
PRADIP CHANDRA KAR

पिता का नाम /FATHER'S NAME
GOPAL CHANDRA KAR

जन्म तिथि /DATE OF BIRTH
18-06-1953

हस्ताक्षर /SIGNATURE


आयकर आयुक्त(सिस्टम), शिलांग
COMMISSIONER OF INCOME-TAX(SYSTEMS), SHILLONG



Pradip Ch Kar

इस कार्ड के खो / मिल जाने पर कृपया जारी करने
वाले प्राधिकारी को सूचित / वापस कर दें .
आयकर आयुक्त(सिस्टम),
कम्प्यूटर केन्द्र, आयकर भवन,
पो.बॉ.सं. - 20,
शिलांग - 793 001.

In case this card is lost/found, kindly inform/return to
the issuing authority :
Commissioner of Income-tax(Systems),
Computer Centre, Aayakar Bhawan,
Post Box No. - 20,
Shillong - 793 001



ভারত সরকার
Government of India



প্রদীপ কর
Pradip Kar
পিতা : গোপাল চন্দ্র কর
Father : Gopal Chandra Kar

জন্মতারিখ/DOB: 11/04/1954
পুরুষ / Male



8772 0277 3603

আধার - সাধারণ মানুষের অধিকার

Pradip ch Kar.



ভারত সরকার
UIDAI
Unique Identification Authority of India

ঠিকানা: /, বাঘাযতীন রোড
বরানাগর (এম), বড়ানাগর, উত্তর ২৪ পরগনা
পশ্চিম বঙ্গ,

Address: 31/1, BAGHA
JATIN ROAD, Baranagar
(m), North 24 Parganas,
Baranagar, West Bengal,
700036

8772 0277 3603

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

धार्मिक लेखा संख्या /PERMANENT ACCOUNT NUMBER

ADXPGB536B



नाम /NAME

BRAJESH KUMAR GUPTA

पिता का नाम /FATHER'S NAME

RAM KISHORE GUPTA

जन्म तिथि /DATE OF BIRTH

11-06-1974

हस्ताक्षर /SIGNATURE

BK

BK

संयुक्त आयकर अधिकारी (प्रणाली एवं तकनीकी)

COMMISSIONER OF INCOME-TAX, W.B. XI

M-16

इस धार्मिक लेखा संख्या / विलेख पर कृपया जारी करने वाले अधिकारी को सूचित / वापस कर दें
संयुक्त आयकर अधिकारी (प्रणाली एवं तकनीकी),
पी-7,
चौरंगी स्क्वायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :

Joint Commissioner of Income-tax (Systems & Technical),

P-7,

Chowringhee Square,

Calcutta- 700 069.

Major Information of the Deed

Deed No :	I-1904-12771/2018	Date of Registration	08/12/2018
Query No / Year	1904-1000310089/2018	Office where deed is registered	
Query Date	04/12/2018 5:40:31 PM	A.R.A. - IV KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	SARBANI DE GHOSHAL HIGH COURT CALCUTTA,Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9830170789, Status :Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
Rs. 1,78,00,000/-	Rs. 1,85,83,898/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 13,00,893/- (Article:23)	Rs. 1,85,937/- (Article:A(1), E, M(a), M(b), I)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: North 24-Parganas, P.S:- Baranagar, Municipality: BARANAGAR, Road: Sisir Daw Road, Mouza: Palpara, Premises No. 1, Ward No: 27

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-558	RS-2546	Karkhana	Karkhana	10 Katha 7 Chatak 16 Sq Ft	1,77,00,000/-	1,84,83,898/-	Width of Approach Road: 16 Ft., Adjacent to Metal Road, Encumbered by Tenant.
Grand Total :					17.2585Dec	177,00,000 /-	184,83,898 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	300 Sq Ft.	1,00,000/-	1,00,000/-	Structure Type: Structure Tenanted,
Gr. Floor, Area of floor : 300 Sq Ft., Semi Commercial Use, Cemented Floor, Age of Structure: 80 Years, Roof Type: Tin Shed, Extent of Completion: Complete					
Total :		300 sq ft	1,00,000 /-	1,00,000 /-	

Seller Details :



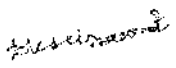

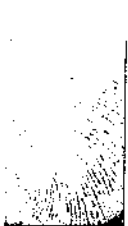
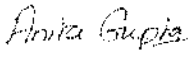


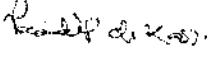
Sl No	Name,Address,Photo,Finger print and Signature
1	SIMRAN VYAPAAR PRIVATE LIMITED , 118B, LENIN SARANI, P.O:- DHARMATOLLA, P.S:- Muchipara, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700013 , PAN No.:: AAJCS2213D, Status :Organization, Executed by: Representative, Executed by: Representative

Major Information of the Deed :- I-1904-12771/2018-08/12/2018

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	GREEN SQUARE PROJECTS , 211, B T ROAD, P.O:- BARANAGAR, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700036 , PAN No.:: AAOFG4084A, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Shri DEEPAK KUMAR HIRAWAT Son of Shri CHHATER SINGH HIRAWAT Date of Execution - 08/12/2018, , Admitted by: Self, Date of Admission: 08/12/2018, Place of Admission of Execution: Office	Photo 	Finger Print 	Signature 
	Dec 8 2018 12:04PM	LTI 08/12/2018	08/12/2018	
	, 10, ASHU BISWAS ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700025, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ABDPH9151R Status : Representative, Representative of : SIMRAN VYAPAAR PRIVATE LIMITED (as DIRECTOR)			
2	Name Smt ANITA GUPTA Wife of Shri RAKESH KUMAR GUPTA Date of Execution - 08/12/2018, , Admitted by: Self, Date of Admission: 08/12/2018, Place of Admission of Execution: Office	Photo 	Finger Print 	Signature 
	Dec 8 2018 12:04PM	LTI 08/12/2018	08/12/2018	
	, 211, B T ROAD, P.O:- BARANAGAR, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700036, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AEWPK6197E Status : Representative, Representative of : GREEN SQUARE PROJECTS (as PARTNER AND CONSTITUTE ATTORNEY OF AJAY KUMAR SINGHAL AND BRAJESH KUMAR GUPTA)			
3	Name Shri PRADIP CHANDRA KAR (Presentant) Son of Late GOPAL CHANDRA KAR Date of Execution - 08/12/2018, , Admitted by: Self, Date of Admission: 08/12/2018, Place of Admission of Execution: Office	Photo 	Finger Print 	Signature 
	Dec 8 2018 12:05PM	LTI 08/12/2018	08/12/2018	

Major Information of the Deed :- I-1904-12771/2018-08/12/2018

31/1, BAGHA JATIN ROAD, P.O:- BARANAGAR, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700036, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AEKPK3929C Status : Representative, Representative of : GREEN SQUARE PROJECTS (as PARTNER)

Identifier Details :

Name & address	
Mr RAKESH GUPTA Son of Late RAM KISHORE GUPTA 211, B T ROAD, P.O:- BARANAGAR, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700036, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , Identifier Of Shri DEEPAK KUMAR HIRAWAT, Smt ANITA GUPTA, Shri PRADIP CHANDRA KAR	
<i>Rakesh Kumar Gupta</i>	08/12/2018

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	SIMRAN VYAPAAR PRIVATE LIMITED	GREEN SQUARE PROJECTS-17.2585 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	SIMRAN VYAPAAR PRIVATE LIMITED	GREEN SQUARE PROJECTS-300.00000000 Sq Ft

Endorsement For Deed Number : I - 190412771 / 2018

Major Information of the Deed :- I-1904-12771/2018-08/12/2018

On 04-12-2018

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 1,85,83,898/-



Tridip Misra
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

On 08-12-2018

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 : 23 of Indian Stamp Act 1899.

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

Presented for registration at 11:41 hrs on 08-12-2018, at the Office of the A.R.A. - IV KOLKATA by Shri PRADIP CHANDRA KAR ..

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

Execution is admitted on 08-12-2018 by Shri DEEPAK KUMAR HIRAWAT, DIRECTOR, SIMRAN VYAPAAR PRIVATE LIMITED, , 118B, LENIN SARANI, P.O:- DHARMATOLLA, P.S:- Muchipara, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700013

Indelified by Mr RAKESH GUPTA, , Son of Late RAM KISHORE GUPTA, 211, B T ROAD, P.O: BARANAGAR, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700036, by caste Hindu, by profession Others

Execution is admitted on 08-12-2018 by Smt ANITA GUPTA, PARTNER AND CONSTITUTE ATTORNEY OF AJAY KUMAR SINGHAL AND BRAJESH KUMAR GUPTA, GREEN SQUARE PROJECTS, , 211, B T ROAD, P.O:- BARANAGAR, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700036

Indetified by Mr RAKESH GUPTA, , Son of Late RAM KISHORE GUPTA, 211, B T ROAD, P.O: BARANAGAR, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700036, by caste Hindu, by profession Others

Execution is admitted on 08-12-2018 by Shri PRADIP CHANDRA KAR, PARTNER, GREEN SQUARE PROJECTS, , 211, B T ROAD, P.O:- BARANAGAR, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700036

Indetified by Mr RAKESH GUPTA, , Son of Late RAM KISHORE GUPTA, 211, B T ROAD, P.O: BARANAGAR, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700036, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 1,85,937/- (A(1) = Rs 1,85,839/- , E = Rs 14/- , I = Rs 55/- , M(a) = Rs 25/- , M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 1,85,937/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 06/12/2018 7:30PM with Govt. Ref. No: 192018190314136471 on 06-12-2018, Amount Rs: 1,85,937/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 659402548 on 06-12-2018, Head of Account 0030-03-104-001-16

Major Information of the Deed :- I-1904-12771/2018-08/12/2018

Payment of Stamp Duty

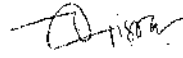
Certified that required Stamp Duty payable for this document is Rs. 13,00,893/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 12,95,893/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 102490, Amount: Rs.5,000/-, Date of Purchase: 28/11/2018, Vendor name: S Mukherjee

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB

Online on 06/12/2018 7:30PM with Govt. Ref. No: 192018190314136471 on 06-12-2018, Amount Rs: 12,95,893/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 659402548 on 06-12-2018, Head of Account 0030-02-103-003-02



Tridip Misra

**ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA**

Kolkata, West Bengal

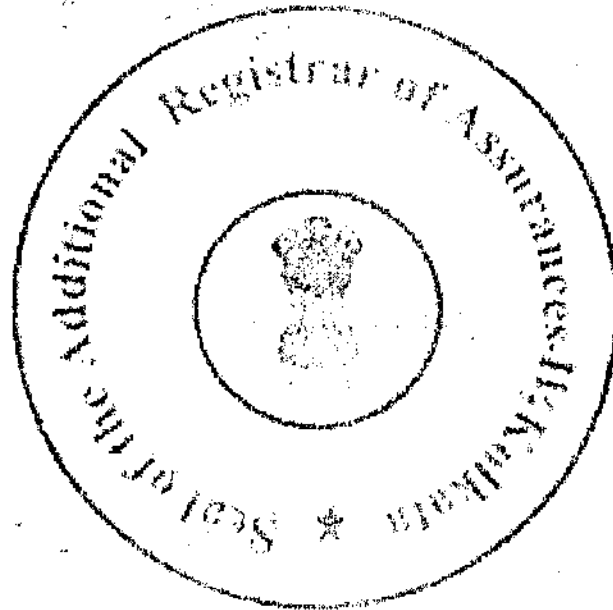
Major Information of the Deed :- I-1904-12771/2018-08/12/2018

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2018, Page from 495037 to 495067

being No 190412771 for the year 2018.



Digitally signed by TRIDIP MISRA
Date: 2018.12.17 13:32:09 +05:30
Reason: Digital Signing of Deed.

(Tridip Misra) 17-12-2018 13:32:02
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
West Bengal.

(This document is digitally signed.)