

পन्চिमवङ्ग पश्चिम बंगाल WEST BENGAL

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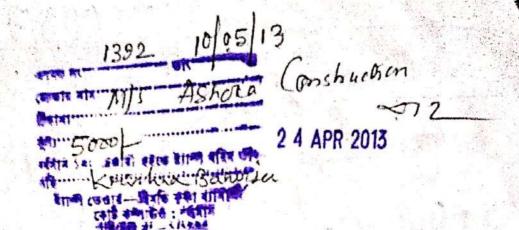
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DEED OF SALE

Under Molandighi Gram Panchayat, P.S. Kanksa, Mouza-Arrah, Land area - 29 Decimal, Sale Value - & 5,00,000/ Market Value - & 13,05,000/-.

p/2





SIOS YAM & P

Additional District Sub-Registrar Durgapur, Burdwan

1 5 MAY 2013

BETWEEN

SMT. CHAMELI CHATTERJEE wife of Sri Samir Chatterjee, by faith Hindu Nationality Indian, by occupation Housewife, resident of Arrah Babupara, Durgapur-12, P.S. Kanksa, Dist. Burdwan, hereinafter referred to as the VENDOR (which expression shall unless excluded by or repugnant to the subject or context be deemed to include her respective heirs, executors, representatives, successors and assigns) of the FIRST PART.

IN FAVOUR OF:

M/S. ASHOKA CONSTRUCTION a firm under Indian Partnership Act, 1956, Registered Office at A/13 Meghmollar Sarani, Bidhannagar, Durgapur-12, side Office at City Park, Sankarpur (West), Durgapur-6, Dist. Burdwan, represented by its Partners (1) Sri Samir Chatterjee son of Sri Sisir Chatterjee and (2) Smt. Chameli Chatterjee wife of Sri Samir Chatterjee, both are by faith Hindu Nationality Indian, by occupation Business, residents of Arrah Babupara, Durgapur-12, P.S. Kanksa, Dist. Burdwan, hereinafter referred to as the PURCHASER (which expression shall unless excluded by or repugnant to the subject or context be deemed to include its respective heirs, executors, administrators, representatives, successors and assigns) of the OTHER PART.



WHEREAS the Vendor has purchased scheduled mentioned property by Registered Deed of Sale being No. 6453 of the year 2008 of Durgapur A.D.S.R.Office from Rudradev Mukherjee & others of Arrah and also duly recorded by the Vendor's name and the Vendor is owning, seizing, possessing the same as owner with having unfettered power and authority to convey schedule below property.

AND WHEREAS the Vendor is urgent need of money and as such the Vendor agreed to dispose the schedule mentioned property by way of sale.

AND WHEREAS the Purchaser who is in search of such Plot hereby expressing her intention to buy out the same agreed with the Vendor for absolute sale to him of the schedule below property at price of Rs. 5,00,000/-- (Rupees five lakhs) only which is already paid by the Vendor do hereby confirm regarding receipt of sale consideration by putting their signature in this deed.

AND WHEREAS by virtue of this Sale Deed the VENDOR convey, transfer, assign and relinquish all right, title, interest along with necessary benefits, advantages, drains, paths, easement privileges and other interests which at any time had or now have in any manner covering both in law and enquiry free from any encumbrance either factual or implied or latent whatsoever in favour of Purchaser for good so that the Purchaser shall be able to use, occupy, enjoy the schedule property and every part thereof quite peacefully, freely and clearly to the exclusion of others and as such Vendors shall keep the PURCHASER harmless and indemnified from any charges license, attachments, executions, encumbrances, if any existed formerly or existing at the date of transfer which are not known to the PURCHASER.

AND WHEREAS the Vendor bind herself to execute Deeds, things, at the request and cost of the Purchaser to do and execute or cause to be done anything which may effectual necessary for the PURCHASER to enjoy the property more fruitfully and factually according to the true meaning and intent of this deed of conveyance.



AND THAT SAID PURCHASER shall and may from time to time and all times hereafter peaceable and quiet enter upon, have, hold, occupy possess and enjoy the property hereby sold and receive and take the rents, issues and profits thereof and of every part thereof, without any let or hindrance whatsoever form only the said VENDOR or by any person or persons claiming, from, under or in trust of him.

The Vendor bind herself to declare that schedule below plot have not been gifted, sold out, transferred or indemnified for any liability or entered into any agreement with any third party or sub-judice of any court or been notified for any kinds of requisition and Vendors sells out the same to Purchaser having good marketable title without any kinds of encumbrances.

AND WHEREAS the PURCHASER shall be factually, legally entitled to get her name recorded in the records of B.L.& L.R.O. Kanksa during settlement and to mutate her name into the Rent Roll of Govt. of West Bengal, and will be able to pay any rent, rates, and charges without any connection or concerned whatsoever with the VENDOR.

The Purchaser shall regularly pay holding taxes, land taxes in respect of its purchased scheduled Plot to his free choice.

The property hereinafter described in schedule is free from all encumbrances and if any discrepancy found on my part, I will be taken under the custody of the Court of Law.



SCHEDULE

ALL THAT piece and parcel of plot of land situated within the District of Burdwan, Sub-Division & Addl.District Sub-Registration Office at Durgapur, P.S. Kanksa, Mouza – Arrah, J.L.No. 91 under Molandighi Gram Panchayat, Khatian No. 2742 (two thousand seven hundred forty two),

 Plot No. 1112/1999 (one thousand one hundred twelve by one thousand nine hundred ninety nine), Hal Plot No. 1146 (one thousand one hundred forty six) Baid,

Land area - 29 Decimal

Payable rent to be paid to the Collector Burdwan through B.L. & L.R.O. Kanksa, Dist. Burdwan.

The schedule land is not acquired by any Govt.

Butted and bounded by:

On the North: Land of Rabi Lochan Banerjee

On the South: 32 ft. Road

On the East : Plot Not No. 1998

On the West: Land of Manik Chatterjee



It is hereby declared that the full name, colour passport size photograph, finger prints of both the hands of the Vendors & Purchasers are attested in additional pages in this deed and these will be treated as a part of this deed.

IN WITNESS WHEREOF the Vendor doth hereby put her signature on the day, month and year as setforth at the very outset at her own will and consent, health and sound.

1. Shyamat Huskerfer Ho soi Bhateli Huskerter VIII + P. O Kuldiba VIII + P. O P. - 12 WITNESS:

2. Just. Ke Alow D. a.P. 16

Chameli Chatterjee

SIGNATURE OF THE VENDOR

Drafted, prepared, Read over and

explained by me.

Depart horash LIDIDPR-36

Typed by:

Shusovon Olivras

Shusovon Chakraborty Durgapur-16.

Signature, Colour passport size photograph, finger prints of both the hands of the Vendor & Purchaser Lett HANKS Lette Mexico Rang Trumb Fore Right Hand Octour Passport size photograph, finger prints of both the hands is attested Signature, Colour passport size photograph, finger prints of both the hands of the Vendor & Purchaser Lott Hand Hed Micidio Thumb Fore Right Hand Colour Passport size photograph, finger prints of both the hands is attested. Chameli Chatterfee Charli Chatterijee Signature, Colour passport size photograph, finger prints of both the hands of the Vendor & Purchaser Left Hand Litte Ring Middle Fore Thumb Right Hand Colour Passaport size photograph, finger prints of both the hands is attested. Signature, Colour passport size photograph, linger prints of both the hands of the Vendor & Purchaser Lett Hard Middle Fore REGIN Hand anger prints of both the hands is elterted

Government of West Bengal Department of Finance (Revenue) ,Directorate of Registration and Stamp Revenue Office of the A.D.S.R. DURGAPUR, District- Burdwan Signature / LTI Sheet of Serial No. 04102 / 2013, Deed No. (Book - I , 03917/2013)

gnature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Chameli Chatterjee Arrah Babupara, Thana: Kanksa, District: Burdwan, WEST BENGAL, India, Pin 1-713212	15/05/2013	LTI 15/05/2013	Chameli Chatterjee 15 5 13

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

Si No. Admission of Execution By

Status

Photo

Finger Print

Signature

Chameli Chatterjee Address - Arrah Babupara, Thana:-Kanksa, District: -Burdwan, WEST BENGAL, India, Pln:-713212 Self

Chameli Chatterijee

15/05/2013

15/05/2013

Name of Identifier of above Person(s)

Shyamal Mukherjee Village:Kuldiha, Thana:-Kanksa, P.O. :-Kuldiha ,District:-Burdwan, WEST BENGAL, India, Pin :-713212

Signature of Identifier with Date

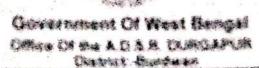
Shyamal Muchenfee



(Satyajit Bawas) ADDITIONAL DISTRICT SUB-REGISTRAR OF DURGAPUR Office of the A.D.S.R. DURGAPUR

Page 1 of 1

15/05/2013



Employeement For Court Number 1 - \$1817 of \$513 (Server No. 04102 of 1013 and Cours No. Lincolnities of 1015)

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Proponentian (Under Section 52 & Suis 22A(1) 46(1), W.S. Registration Spice, 1967)

Proposition for requirement of 13 to him on 150000013 in the Office of the A.D.S.R. (A.B.G.A.P.JR. by Chambia Chillospie Empidary

Admiration of Execution (Under Section 12 W.B. Registration Roller, 1961)

Execution is bisecular on 1704 2011 by

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Materials, son of Block Materials, Village Author There Aurasia P.O. MEST BENEZIC PRINT PRO TITLE By CAMP HINDS By Propagation

ADDITIONAL DISTRICT SUR-REGISTRAR OF DURGARUS

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Government Of West Bengal Office Of the A.D.S.R. DURGAPUR District:-Burdwan

Endorsement For Deed Number: 1 - 03917 of 2013 (Serial No. 04102 of 2013 and Query No. L000006823 of 2013)

> (Salyapt Biswas) ADDITIONAL DISTRICT SUB-REGISTRAR OF DURGAPUR



(Satyajít Biswas)

STORE THE RESERVE OF THE PROPERTY OF THE PROPE

ADDITIONAL DISTRICT SUB-REGISTRAR OF DURGAPUR

15/05/2013 14:13:00

EndorsementPage 2 of 2

rtificate of Registration under section 60 and Rule 69.

Registered in Book - I CD Volume number 9 Page from 4404 to 4415 being No 03917 for the year 2013.



(Satyajit Bis yas) 15-May-2013
ADDITIONAL DISTRICT SUB-REGISTRAR OF DURGAPUR
Office of the A.D.S.R. DURGAPUR
West Bengal