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certified that the document is complete registration, the signature sheets and the endorsement sheets attached with the document are part of this document.

District Sub-Registrar-IV
Allpore, South 24-Pgs
24 AUG 2020

25 AUG 2020

DEED OF CONVEYANCE

THIS INDENTURE OF SALE made this the 24th day of August Two Thousand and Twenty (2020)

BETWEEN

[Signature]
Advocate

Ashirbad Reality Pvt Ltd

[Signature]

Director

1 AUG 2020

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Debet. K. Misra Adv
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VCT 1942

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VCT 1944
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- [Redacted] VCT 1945
LTI of Anam Dhara by the
of Ranajit Banerjee



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District Sub-Registrar-IV
Alipore, South 24-Pins
24 AUG 2020

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- Amabinda Dhara
VCT 1947

ALONIRMAN PVT. LTD.
Director

Ashirpad Reality Pvt. Ltd.
Director

P.T.O.

(1) SRI SUBODH DHARA, (PAN - EQAPD7239A), (Aadhaar No.2599 2917 8547),
 (2) SRI ARUN DHARA, (PAN - EQAPD7241G), (Aadhaar No.5221 8767 0771) AND
 (3) SRI ARABINDA DHARA, (PAN - AXSPD4831B), (Aadhaar No.7388 5906 9315),
 all are sons of Late Kanai Lal Dhara, all by Faith - Hindu, all by Nationality - Indian, all
 are residing at Nayabad (Daspara), P.O. Mukundapur, P.S. Panchasayar, Kolkata - 700
 099, hereinafter jointly called and referred to as the "VENDORS" (which expression shall
 unless excluded by or repugnant to the context be deemed to include their representative
 heirs, executors, administrators and assigns) of the FIRST PART.

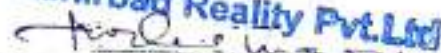
AND

(1) SMT. GOURI RANI MISHRA, (PAN - BOGPM6024K), (Aadhaar No.7419 0950
 6167), wife of Mr. Debes Kumar Misra, by Occupation - Housewife, by faith - Hindu,
 by Nationality - Indian, residing at 69/1, Baghajatin Place, Post Office - Baghajatin,
 Police Station - Patuli, Kolkata - 700 086 and (2) SRI KUMUD CHANDRA KAR,
 (PAN - AHRPK3122H), (Aadhaar No.6290 0296 2967), son Late Hare Krishna Kar,
 by faith - Hindu, by Occupation - Business, by Nationality - Indian, residing at 129/8,
 Purbachal Kalitala Road, Police Station - Garfa, Post Office - Haltu, Kolkata - 700
 078, hereinafter jointly called and referred to as the PURCHASERS (which expression
 shall unless excluded by or repugnant to the context be deemed to include their
 representative heirs, executors, administrators and assigns) of the SECOND PART.

AND

ALO NIRMAN PRIVATE LIMITED, (PAN - AALCA6910D) a Private Limited
 Company, being CIN No.U45400WB2013PTC190197, having its Office at 1/37, Netai
 Nagar Colony, Gouri Apartment, 1st Floor, P.O. Mukundapur, P.S. Purba Jadavpur,
 Kolkata - 700 099, represented by its Director namely SRI SWAPAN MAJUMDER,
 (PAN - AMMPM2838C), (Aadhar No.5664 3233 2771), son of Sri Amulya Majumder,
 by faith - Hindu, by Occupation - Business, by Nationality - Indian, residing at 1/37,
 Netai Nagar Colony, Gouri Apartment, 1st Floor, P.O. Mukundapur, P.S. Purba Jadavpur,
 Kolkata - 700 099, hereinafter called and referred to as the "CONFIRMING PARTY"
 (which expression shall unless repugnant to or excluded by the context be deemed to mean



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and include its heirs, executors, administrators, representatives, successors-in-office, successors-in-interest and assigns) of the **THIRD PART**.

WHEREAS one Rajendra Nath Dhara, son of Giri Dhar Dhara since deceased had acquired the right title and interest of different plot of lands and property by virtue of registered Deeds of purchase comprising in R.S. Dag No. 172 and 173, under R.S. Khatian No. 16 measuring land area of 14 Sataks, comprising in R.S. Dag No. 174, under R.S. Khatian No. 16 measuring land area of 11 Sataks, comprising in R.S. Dag No. 180, under R.S. Khatian No. 82, measuring land area of 34 Sataks and also the other land and property as per R.S. Record of Right measuring land area of 35 Decimals, comprising in R.S. Dag No. 166, 167 and 168, under R.S. Khatian No. 2 and also comprising in R.S. Dag No. 159, under R.S. Khatian No. 77, measuring land area of 27 Sataks totaling land area of 117 Sataks equivalent to 70 (Seventy) Cottahs 15 (Fifteen) Chittacks 40 (Forty) Sq.ft. more or less all the and aforesaid plots of land are situated in Mouza- Nayabad, J.L. No. 25, R.S. No.3, Touzi No.56, Pargana- Khaspur, within formerly P.S. Tollygunge Sadar, thereafter P.S. Kasba, thereafter P.S. Purba Jadavpur, presently P.S. Panchasayar at present within The Kolkata Municipal Corporation (formerly The Calcutta Municipal Corporation) Ward No. 109.

AND WHEREAS said Rajendra Nath Dhara died intestate leaving behind his only legal heirs and successors namely five sons namely Sri Kanai Lal Dhara, Sri Nirapada Dhara, Sri Shyamapada Dhara since deceased, Sri Nirmal Chandra Dhara, Sri Gostha Dhara and two married daughters namely Smt. Sukhi Porel (Dhara), wife of Gour Porel and Smt. Chhanu Bala Shikari (Dhara), wife of Bhodo Shikari who jointly inherited the existing total property after transfer left by their deceased father each having undivided 1/7th share of the total property as Hindu Succession Act 1956 and said Shayapada Dhara died intestate leaving behind his two sons and one daughter namely Sri Babulal Dhara, Sri Bholanath Dhara and Mangala Dhara as his only successors who jointly inherited the undivided 1/7th share of the total property. It is noted that wife of Rajendra Nath Dhara died previously.

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AND WHEREAS by virtue of registered Deed of Partition dated 26.09.2001, registered in the office of District Sub-Registrar-III, Alipore and entered into Book No.1, Deed No. 6403 for the year 2001 legal heirs and successors of said Rajendra Nath Dhara amicably partitioned their entire property into seven different LOTS among themselves and Kanai Lal Dhara as the Party of the First Part of the said Deed of Partition obtained 'A' Schedule property Marked as LOT-A shown in the annexed partition plan by Red border line measuring demarcated land area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. comprising in R.S. Dag No. 167 measuring land area of 2 (Two) Cottahs 9 (Nine) Chittacks and in R.S. Dag No. 168 measuring land area of 7 (Seven) Cottahs 12 (Twelve) Chittacks 20 (Twenty) Sq.ft. both under R.S. Khatian No.2 of said Mouza- Nayabad, J.L. No.25, R.S. No.3, Touzi No.56, Pargana- Khaspur, within present P.S. Panchasayar (formerly P.S. Purba Jadavpur), within The Kolkata Municipal Corporation Ward No. 109, Kolkata - 700 099 and after Partition said Sri Kanai Lal Dhara was in peaceful possession of his property without any interruption from any body else.

AND WHEREAS thereafter by virtue of registered Deed of Gift dated 07.08.2006, registered in the office of District Sub-Registrar-III Alipore and entered into Book No.1, Volume No.18, Pages No. 1601 to 1614, Deed No. 7183 for the year 2006, the present OWNERS/VENDORS obtained the entire demarcated land and property measuring land area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. whereon standing tile shed structures measuring an area of 1215 (One thousand two hundred and fifteen) Sq.ft. more or less from their father Kanai Lal Dhara and the said property is situated in R.S. Dag No.167 and 168, under R.S. Khatian No. 2 of Mouza- Nayabad, J.L. No. 25, R.S. No. 3, Touzi no. 56, Pargana- Khaspur, within The Kolkata Municipal Corporation Ward No. 109, under Police Station at present Panchasayar (formerly P.S. Purba Jadavpur) more fully mentioned in the FIRST SCHEDULE below.

AND WHEREAS since the date of transfer by a registered Deed of Gift the VENDORS herein are in peaceful possession in the said donated unassessed property as

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described in the **FIRST SCHEDULE** below and have been enjoying the said property without any interruption and hindrances by anybody else.

AND WHEREAS thus by virtue of a registered Deed of Partition dated 26.09.2001 and thereafter by registered Deed of Gift dated 07.08.2006 the present **OWNERS/VENDORS** become the absolute joint owners of the total demarcated land area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. comprising in R.S. Dag No. 167, under R.S. Khatian No. 2 measuring land area of 2 (Two) Cottahs 9 (Nine) Chittacks and in R.S. Dag No. 168, under R.S. Khatian No. 2 measuring land area of 7 (Seven) Cottahs 12 (Twelve) Chittacks 20 (Twenty) Sq.ft. situated in Mouza- Nayabad, J.L. No.25, R.S. No.3, Touzi No. 56, Pargana- Khaspur, within presently Police Station- Panchasayar (formerly P.S. Purba Jadypur), within The Kolkata Municipal Corporation Ward No. 109 and the present **OWNERS/VENDORS** have been jointly possessing and enjoying the same without let or hindrances, free from all encumbrances

AND WHEREAS due to financial need and also other necessity the **LAND OWNERS/VNDORS** declared to sell their total property excluding the cost of Mutation of B.L. & L.R.O. and mutation of K.M.C. and also conversion of land as Bastu in nature and the **CONFIRMING PARTY** herein agreed to purchase the same and accordingly both the **OWNERS/VENDORS** and the **CONFIRMING PARTY** entered into an unregistered Agreement for Sale dated 12.06.2018 and the **CONFIRMING PARTY** began to make the payment to the **OWNERS/VENDORS** part by part as the consideration amount as per said Agreement for Sale.

AND WHEREAS after execution of Agreement for Sale the **CONFIRMING PARTY** herein completed the mutation of B.L. & L.R.O. in the names of the present **OWNERS/VENDORS** vide Mutation Case No. 881 of 2018, in the name of **SRI SUBODH DHARA**, Mutation Case No. 882 of 2018 in the name of **SRI ARUN DHARA** and also Mutation Case No. 883 of 2018 in the name of **SRI ARABINDA DHARA** under B.L. & L.R.O. at ATM Kasba by clearing up all the previous outstanding land taxes and as per the B.L. & L.R.O. Record said R.S. Dag No.167, under R.S. Khatian No.2 of said Mouza-Nayabad, J.L. No.25 land Classification is 'Bastu' and also as per the



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B.L. & L.R.O. Record said R.S. Dag No.168, under R.S. Khatian No.2 of said Mouza-Nayabad, J.L. No.25 land Classification is 'Doba' and immediate thereafter the CONFIRMING PARTY herein converted the part of the land 'Doba' to 'Bastu' vide Conversion Case No. 86(R.S.)/2019, in the name of SRI SUBODH DHARA, Conversion Case No.85(R.S.)/2019 in the name of SRI ARUN DHARA and also Conversion Case No.84(R.S.)/2019 in the name of SRI ARABINDA DHARA From D.L. & L.R.O. Alipore, South 24 Parganas and thereafter the CONFIRMING PARTY herein completed the mutation of The Kolkata Municipal Corporation at its cost by clearing up all previous outstanding taxes in the names of the present OWNERS/VENDORS known as K.M.C. Premises No. 1418, Mukundapur, Assessee No.31-109-07-8626-3, under K.M.C. Ward No.109, Police Station- Panchasayar (formerly Police station- Purba Jadavpur), Kolkata - 700 099 and the CONFIRMING PARTY has also cleared up all the previous outstanding K.M.C. taxes in respect of the said unassessed property. Thereafter the CONFIRMING PARTY also demarcated the entire property by boundary wall at its cost.

AND WHEREAS till the CONFIRMING PARTY has spent a huge money for this property but due to financial adverse circumstances the CONFIRMING PARTY can not purchase this property in its name and the CONFIRMING PARTY and the OWNERS discussed the matter several times around the table and decided to sell the total property by two parts and accordingly the OWNERS/VENDORS and the CONFIRMING PARTY decided to convey the demarcated part of the total property i.e. Eastern side (Front side) of the entire land measuring an area of 7 (Seven) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. out of the entire land measuring an area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. together with part of the tile shed structure measuring an area of 827 (Eight hundred and Twenty Seven) Sq.ft. more or less out of the total tile shed measuring an area of 1215 (One thousand two Hundred and fifteen) Sq.ft. more or less marked as PLOT NO.1 as mentioned in the SECOND SCHEDULE below at or for the total consolidated consideration price of Rs.1,06,00,000/- (Rupees One Crore and six Lakh) only out of which the OWNERS shall receive the sum of Rs.52,90,000/- (Rupees Fifty two Lakh and ninety thousand) only and the CONFIRMING PARTY shall receive the sum of Rs.53,10,000/- (Rupees Fifty three Lakh and ten thousand) only. It is pertinent to mention that as per the said unregistered Agreement for Sale dated

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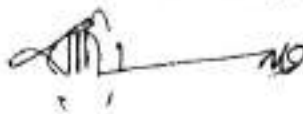
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12.06.2018 between the OWNERS/ VENDORS herein and also the CONFIRMING PARTY herein, the CONFIRMING PARTY has already been paid part consideration amount to the OWNERS/VENDORS herein excluding the cost of Mutation of B.L. & L.R.O. as well as the cost of mutation of K.M.C. alongwith outstanding taxes and also Conversion etc. as aforesaid and so it is decided that the OWNERS/VENDORS shall receive the sum of Rs.52,90,000/- (Rupees Fifty two Lakh and ninety thousand) only from the THIRD PARTY and also the sum of Rs.53,10,000/- (Rupees Fifty three Lakh and ten thousand) only shall be received by the CONFIRMING PARTY from the THIRD PARTY only for the demarcated property marked by Plot No.1 and rest property measuring 3 (Three) Cottahs of the Western side (Back side) of the entire plot of land alongwith tile shed marked as PLOT NO.2 shall remain under the ownership and the custody of the OWNERS and also the CONFIRMING PARTY herein and the same shall be sold to the Third Party jointly by them.

AND WHEREAS so after the aforesaid discussion both the VENDORS and the CONFIRMING PARTY herein declared to sell the demarcated part of the total property as mentioned in the SECOND SCHEDULE below to the Third Party from whom the part consideration sum of Rs.53,10,000/- (Rupees Fifty three Lakh and ten thousand) only shall be received by the CONFIRMING PARTY and the VENDORS shall receive the balance part of consideration sum of Rs.52,90,000/- (Rupees Fifty two Lakh and ninety thousand) only.

AND WHEREAS the VENDORS herein declare and confirm that the said total property is still free from all encumbrances having marketable title as mentioned in the FIRST SCHEDULE below.

AND WHEREAS now being in need of money, the VENDORS and the said CONFIRMING PARTY herein declared to sell the said demarcated land situated at Eastern side (Front side) of the entire land measuring more or less 7 (Seven) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. out of the entire land measuring an area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. together with part of the tile shed structure measuring an area of 827 (Eight hundred and Twenty Seven) Sq.ft. more or less out of the



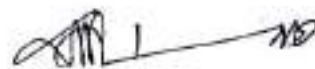
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total tile shed measuring an area of 1215 (One thousand two hundred and fifteen) Sq.ft. more or less marked as PLOT NO.1 situated in Mouza – Nayabad, J.L. No.25, R.S. No.3, Touzi No.56, Pargana- Khaspur, comprised in R.S. Dag No.167 and 168, under R.S. Khatian 2, within The Kolkata Municipal Corporation Ward No.109, Part of K.M.C. Premises No. 1418, Mukundapur, Kolkata – 700 099 moreully mentioned in the SECOND SCHEDULE below at or for the total consideration money of Rs.1,06,00,000/-(Rupees One Crore and six Lakh) only and the PURCHASERS herein agreed to purchase the same on the said declared consideration price of the VENDORS and the CONFIRMING PARTY.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said consideration sum of Rs.1,06,00,000/-(Rupees One Crore and six Lakh) only hereby paid by the PURCHASERS to the VENDORS and CONFIRMING PARTY and the receipt whereof the VENDORS have received the same of Rs.52,90,000/- (Rupees Fifty two Lakh and ninety thousand) only and the CONFIRMING PARTY has received the sum of Rs.53,10,000/- (Rupees Fifty three Lakh and ten thousand) only as per memo below and the VENDORS and the CONFIRMING PARTY do hereby and hereunder grant, convey, sell, transfer, assign and assure unto and to the use of the PURCHASERS all that piece and parcel of land measuring an area of 7 (Seven) Cotahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. out of the entire land measuring an area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. together with part of the tile shed structure measuring an area of 827 (Eight hundred and Twenty Seven) Sq.ft. more or less out of the total tile shed measuring an area of 1215 (One thousand two hundred and fifteen) Sq.ft. more or less marked as PLOT NO.1 situated in Mouza – Nayabad, J.L. No.25, R.S. No. 3, Touzi No. 56, comprising in R.S. Dag No.167 and 168, under R.S. Khatian No. 2, within K.M.C. Ward No.109, part of the K.M.C. Premises No. 1418, Mukundapur, fully mentioned in the SECOND SCHEDULE below together with all sorts of easement rights over the adjacent common passage and all the estate, right, title, interest claim and demand whatsoever of the VENDORS into or upon the said property and every part thereof TO HAVE AND TO HOLD the said land heriditaments and demarcated property as described in the SECOND SCHEDULE below together with the right and privileges appurtenant thereto as aforesaid unto and to the use of the said

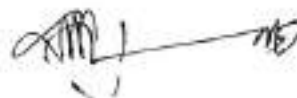


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PURCHASERS absolutely and forever according to the nature and tenure thereof and the said **VENDORS** alongwith the **CONFIRMING PARTY** doth hereby covenant with the said **PURCHASERS** that notwithstanding any act, deed, matter or thing whatsoever by the said **VENDORS** being done or executed or knowingly suffered to the contrary the said **VENDORS** now hath in their good, right, full power, absolute authority to grant transfer sale and convey the said property heriditemants and property hereby granted transferred, sold and conveyed or expressed and intended so to be unto and to the use of the **PURCHASERS** herein and the **PURCHASERS** herein shall and may at all times hereafter peacefully and quietly enter upon possess and enjoy the said land heriditemants forever and the said property as mentioned in the **SECOND SCHEDULE** below without any interruption and hindrances from anybody else and shall be able to receive all rents issues and profits arising out thereof without any lawful eviction, interruption, claim or demand whatsoever from or by the said **VENDORS** and the **CONFIRMING PARTY** herein or any person or persons lawfully and equitably claiming from under or in trust for the **VENDORS** and that free and clear and/or freely and clearly and absolutely acquitted, exonerated and released or other by and at the costs and expenses of the **VENDORS** kept harmless sufficiently indemnify of from and against all manner or claims, charges, liens, debts, attachments, lispence and encumbrances whatsoever created made done occasioned or suffered by the **VENDORS** or by any persons or persons having lawfully or equitably claiming any estate or interest whatsoever in the said land, heriditaments and property or any part thereof from under or in trust for the said **VENDORS** and the **CONFIRMING PARTY** herein shall and will from time to time and/or at all times hereafter and at the request and costs of the said **PURCHASERS** do and execute or caused to be done and executed all such acts deeds and things of whatsoever manner or nature for further and more perfectly assuring the said land heriditaments and property as described in the **SECOND SCHEDULE** below and every part thereof unto and to the use of the said **PURCHASERS** in the manner as shall of may be reasonably required at all period of time and the said **VENDORS** doth hereby further covenant with the said **PURCHASERS** that save and except documents which are being handed over to the **PURCHASERS** herein at the time of execution of this Deed of Conveyance, shall time to time and at all times hereafter upon and every



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reasonable requests and costs of the **PURCHASERS** or their attorneys or agents produce or caused to be produced to his or her or their or its agents or representatives or at any trial hearing commission or otherwise as occasion shall require any deeds documents papers writings bills etc. for manifesting defending and proving the right title and interest of the **PURCHASERS** in respect of the said demarcated land hereditaments and property marked as **PLOT NO.1** known as part of the **K.M.C. Premises No. 1418, Mukundapur** as described in the **SECOND SCHEDULE** below hereby granted transferred, sold and conveyed or expressed or intended so to be or any part thereof.

THE VENDORS AND THE CONFIRMING PARTY DO HEREBY COVENANT WITH THE PURCHASERS AS FOLLOWS :

1. That all right, title and interest of the sole **VENDORS** of the said land and hereditament as held or enjoyed by the **VENDORS** and conveyed herein to the **PURCHASERS** herein, the **VENDORS** have good right title and interest as lawful owner with full and absolute power and authority to convey transfer assure and assign the said land alongwith a tile shed as described in the **SECOND SCHEDULE** below and hereditament hereby sold and transferred every part thereof unto and to the **PURCHASERS** in the manner as aforesaid and the **VENDORS** further declare that they have not dealt with the said land and hereditament in any manner whatsoever with any person whatsoever till date with any one else except the **CONFIRMING PARTY** in respect of their said land and hereditament save and except with the **PURCHASERS** herein.
2. That the **PURCHASERS** shall have the right to mutate their names in the record of B.L. & L.R.O. and also in the record of The Kollata Municipal Corporation and any other public bodies or offices as the absolute Owners of their purchased land as described in the **SECOND SCHEDULE** herein below and hereditament hereby conveyed and transferred to them by necessary proceedings or otherwise without any objection from the **VENDORS** and the **CONFIRMING PARTY** herein.

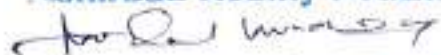
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3. That it shall be lawful for the **PURCHASERS** at all times hereafter to quietly and peaceably hold, possess and enjoy and enter into and upon the land as described in the **SECOND SCHEDULE** herein below and hereditament hereby sold conveyed and transferred unto the **PURCHASERS** and every part thereof and receive the rents issues and profits there from as to be fetched without any interruption claim or demand whatsoever by the **VENDORS/CONFIRMING PARTY** or any person claiming through under or in trust arising through or for them.
4. That the land alongwith tile shed as described in the **SECOND SCHEDULE** herein below and hereditament hereby conveyed and transferred is freed, exonerated and discharged from all encumbrances charges, lispendences, debts liabilities and the **VENDORS AND ALSO THE CONFIRMING PARTY** fully or otherwise and sufficiently and clearly and absolutely discharge, saved harmless and keep indemnified and/or have agreed to indemnify for consequences against all manner of encumbrances, charges, liens and demands claims and other defects in title whatsoever created and/or occasion so arises directly or indirectly existing or made by the **VENDORS AND ALSO THE CONFIRMING PARTY** or any of their predecessors in title or any person claiming or entitled to claim in any manner through under or in trust for the **VENDORS** or any of their predecessor in title.
5. That the **VENDORS** and every person or persons claiming any estate right title or interest through the **VENDORS AND ALSO THE CONFIRMING PARTY** shall and will at all times hereafter upon every reasonable request and at the costs of the **PURCHASERS** make do acknowledge execute and register all deeds documents and papers to make more perfect and assuring the said land and tile shed as described in the **SECOND SCHEDULE** herein below marked as **PLOT NO.1** hereditament in favour of the **PURCHASERS** and to do and perform all such further or other acts deeds matters and things whatsoever for further better and more perfectly assuring their full rights of ownership free from all encumbrances upon the said land and hereditament in favour of the **PURCHASERS**.



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6. That the PURCHASERS shall and may at all times hereafter peaceably and quietly even possess and enjoy the homestead land as described in the SECOND SCHEDULE herein below measuring an area of 7 (Seven) Cotahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. out of the entire land measuring an area of 10 (Ten) Cotahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. together with part of the tile shed structure measuring an area of 827 (Eight hundred and Twenty Seven) Sq.ft. more or less out of the total tile shed measuring an area of 1215 (One thousand two hundred and fifteen) Sq.ft. more or less marked as PLOT NO.1 situate situated in Mouza - Nayabad, J.L. No.25, R.S. No. 3, under District Collectorate Touzi No. 56, comprising in R.S. Dag No.167 and 168, under R.S. Khatian No. 2, Pargana - Khaspur, within P.S. Panchasayar, within the limits of The Kolkata Municipal Corporation Ward No.109, known as part of the K.M.C. Premises No. 1418, Mukundapur, within District - South 24-Parganas as described in the SECOND SCHEDULE below and receive the rent issues and profits thereof without any lawful eviction interruption, claim or demand whatsoever from or by the VENDORS or CONFIRMING PARTY any person or persons lawfully or equitably claiming any estate or interest from under or in trust for the VENDORS and CONFIRMING PARTY.
7. That the VENDORS shall keep the PURCHASERS freely and clearly and absolutely acquitted, exonerated, discharged and released and to save harmless and to keep indemnified the PURCHASERS against all estates, claim, demands, charges, mortgages, liens, lispendents, debts, hypothecation, attachments and encumbrances whatsoever suffered by the VENDORS or CONFIRMING PARTY any person lawfully or equitably claiming from under or in trust for the VENDORS/CONFIRMING PARTY .
8. That the VENDORS and all persons having lawfully or claiming equitably any estate or interest whatsoever in the said piece or parcel of land and one temporary tile shed as described in the SECOND SCHEDULE herein below of their total land hereditaments and premises hereby conveyed, granted or any part thereof from under or in trust in favour of the PURCHASERS herein and the

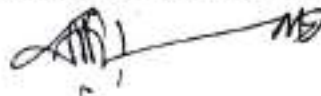


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VENDORS AND ALSO THE CONFIRMING PARTY shall and will from time to time at all times hereafter at the request and cost of the **PURCHASERS** do and execute or cause to be done and executed all such acts, deeds, matters and things whatsoever for further better and more perfectly and effectually assuring the said land and tile shed as described in the **SECOND SCHEDULE** herein below unto and to the use of the **PURCHASERS** accordingly to the nature, interest and meaning of these presents as shall or may reasonably required.

9. That the **VENDORS** hereby declare that the land and tile shed as described in the **SECOND SCHEDULE** herein below hereby sold have not been previously leased, mortgaged, sold nor in any way transferred except the **CONFIRMING PARTY** herein and there is no charge, lien or any attachments in connection with the said property. The **VENDORS** sold the land and tile shed as described in the **SECOND SCHEDULE** herein below is not the subject matter of any case, suit or proceedings pending before any Court of Law and it has not been vested nor requisitioned by any notice nor acquisitioned by the Government body or Public body. The **VENDORS** sold the land and tile shed as described in the **SECOND SCHEDULE** herein below while having good and marketable title and free from all encumbrances and delivered khas and peaceful vacant possession of the land and tile shed as described in the **SCHEDULE** herein below to the **PURCHASERS**. The **VENDORS AND ALSO THE CONFIRMING PARTY** declare that the title of the sold property is found a defective one in future both the **VENDORS and the CONFIRMING PARTY** shall remain liable to indemnify the **PURCHASERS** on demand. Both the **VENDORS and the CONFIRMING PARTY** herein further declare that if any error or omission are found in this Deed in future, any kind of Deed of Declaration or Rectification shall be required to be registered, they shall then execute and register such Deed of Declaration or Rectification at the cost of the **PURCHASERS** whenever they shall be called for.
10. That the said **VENDORS** have prepared a Plan or Map for the sold land and property and this Map/Plan has been annexed herewith and this map shall be



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Director

treated as the part and parcel of this Deed. The said property has been shown in the annexed plan by RED border line.

11. That the VENDORS also declare that they shall give full co-operation for necessary mutation in respect of the sold property under the concerned authorities in future in favour of the PURCHASERS and at the time of execution and registration of this Deed of Conveyance the CONFIRMING PARTY and the VENDORS delivered physical possession of the sold property to the PURCHASERS.
12. That the VENDORS also declare herein that the PURCHASERS shall have every right of transfer the "said property" as described in the SECOND SCHEDULE hereunder written marked as Plot No.1 such as by gift, sell, lease, mortgage to any Third Party or parties or as and when necessary or make construction and/or erect the building thereon and enjoy the same without any interruption and hindrances from their end. The VENDORS further declare that the PURCHASERS shall have full right to transfer the existing Electric Meter of CESC Ltd. vide Consumer No. 76154121002 and Customer ID No. 76000349248 presently lying in the Premises in their names by virtue of this Deed of Conveyance.
13. The PURCHASERS shall use the adjacent K.M.C. public Road situated at Eastern side 20'-0" wide Road and Northern side 12'-0" wide Road adjacent to the land purchased by them through this present Deed of Conveyance and also enjoy its full easement rights available within the purchased land and the PURCHASERS shall have right to bring electric, telephone, drainage and sewerage connection through their purchased land as described in the SECOND SCHEDULE herein below.

BE IT NOTED THAT the VENDORS have delivered the Original title Deed (Gift Deed), certified copy of the link Deed, paid up K.M.C. tax bill, K.M.C. Mutation Certificate Conversion Certificate, Mutation of B.L. & L.R.O. relating to the land and Property as mentioned in the SCHEDULE hereunder written, to the PURCHASERS herein at the time of execution of these presents.

FURTHER NOTED THAT the VENDORS herein declare and confirm that they have received the paid up consideration money of Rs.52,90,000/- (Rupees Fifty two Lakh and ninety thousand) only and the balance amount of Rs.53,10,000/- (Rupees Fifty three Lakh and ten thousand) only has been received by the

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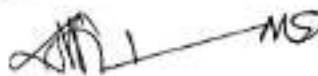
Director

CONFIRMING PARTY from the **PURCHASERS** herein relating to the sold property as per their desire and claim and so the **VENDORS** and **CONFIRMING PARTY** alongwith their future legal heirs and successors declare and confirm that in future they shall never establish any further claim or demand upon the **PURCHASERS** herein in respect of the sold property, if it is done so, they or their future legal heirs shall face the legal consequences from the end of the **PURCHASERS**.

IT IS ALSO NOTED THAT the amount of Cheque No.747139 dated 30.11.2019 on State Bank of India, Kalikapur Branch paid to the Confirming Party Rs.22,00,000/- (Rupees Twenty Two lac) only out of which Rs.2,00,000/- (Rupees Two lac) only has been refunded or reimbursed to the Purchaser No.2 herein by the Confirming Party. So the actual amount of said Cheque No.747139 dated 30.11.2019 amounted Rs.20,00,000/- (Rupees Twenty lac) only has been shown in the payment schedule.

FIRST SCHEDULE REFERRED TO ABOVE
(DESCRIPTION OF THE ENTIRE LAND AND PROPERTY OF THE
VENDORS)

ALL THAT piece and parcel of Bastu land measuring net land area of **10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft.** as per present physical measurement togetherwith one residential Tile shed standing thereon measuring an area of **1215 (One Thousand Two hundred and Fifteen) Sq.ft.** more or less having cemented flooring consisting of One Bed room, Three Rooms, 1 Kitchen, one Toilet and one Verandah situated at Mouza - Nayabad, J.L. No. 25, R.S. No. 3, Touzi No. 56, Pargana - Khaspur, comprising in R.S. Dag No.167 measuring land area of **2 (Two) Cottahs 9 (Nine) Chittacks** and in R.S. Dag No. 168 measuring land area of **7 (Seven) Cottahs 12 (Twelve) Chittacks 20 (Twenty) Sq.ft.** i.e. totaling land area of two Dags measuring **10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft.** within P.S. formerly P.S. Purba Jadavpur, now P.S. Panchasayar, within District - South 24-Parganas, now within the limits of The Kolkata Municipal Corporation Ward No.109 known as K.M.C. Premises No.1418, Mukundapur, Assessee No.31-109-07-8626-3, Kolkata - 700 099, together with all sorts of easement rights over the common passage and the property Zone is

 MS

Ashirbad Reality Pvt.Ltd



Director

Mukundapur More to Daspara/Chakgaria and the total land and tile shed as shown in the annexed plan are butted and bounded in the manner following :-

<u>ON THE NORTH</u>	:	12'-0" wide Common Passage ;
<u>ON THE SOUTH</u>	:	Plot of Sri Madan Dhara and also other property ;
<u>ON THE EAST</u>	:	20'-0" wide K.M.C. Black Top Road;
<u>ON THE WEST</u>	:	Property of others.

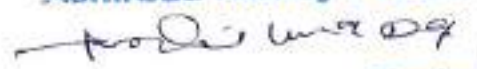
SECOND SCHEDULE REFERRED TO ABOVE
(DESCRIPTION OF THE SOLD PORTION OF LAND AND TILE
SHED OF THE VENDORS)

ALL THAT piece and parcel of part of the Bastu land i.e. Eastern side (Front side) of the entire land measuring net land area of 7 (Seven) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. out of the entire land measuring an area of 10 (Ten) Cottahs 5 (Five) Chittacks 20 (Twenty) Sq.ft. together with part of the tile shed structure measuring an area of 827 (Eight hundred and Twenty Seven) Sq.ft. more or less out of the total tile shed measuring an area of 1215 (One Thousand Two hundred and Fifteen) Sq.ft. more or less marked as PLOT NO.1 which is lying and situated in Mouza - Nayabad, J.L. No. 25, R.S. No. 3, Touzi No. 56, Pargana - Khaspur, comprising in R.S. Dag No.167 measuring land area of 1 (One) Cottah 14 (Fourteen) Chittacks 10 (Ten) Sq.ft. and in R.S. Dag No. 168 measuring land area of 5 (Five) Cottahs 07 (Seven) Chittacks 10 (Ten) Sq.ft. within formerly P.S. Purba Jadavpur, now P.S. Panchasayar, within District - South 24 Parganas now within the limits of The Kolkata Municipal Corporation Ward No.109, known as Part of the K.M.C. Premises No.1418, Mukundapur, Kolkata - 700 099, together with all sorts of easement rights over the land and adjacent common passage which is more fully shown and delineated in the site map or plan with RED border line, annexed hereto to be treated as part and parcel of this Indenture and the sold land alongwith tile shed is butted and bounded in the manner following :-

<u>ON THE NORTH</u>	:	12'-0" wide Common Passage ;
<u>ON THE SOUTH</u>	:	Plot of Sri Madan Dhara and also other property ;
<u>ON THE EAST</u>	:	20'-0" wide K.M.C. Black Top Road;
<u>ON THE WEST</u>	:	Rest property of the Vendors.



Ashirbad Reality Pvt.Ltd



Director

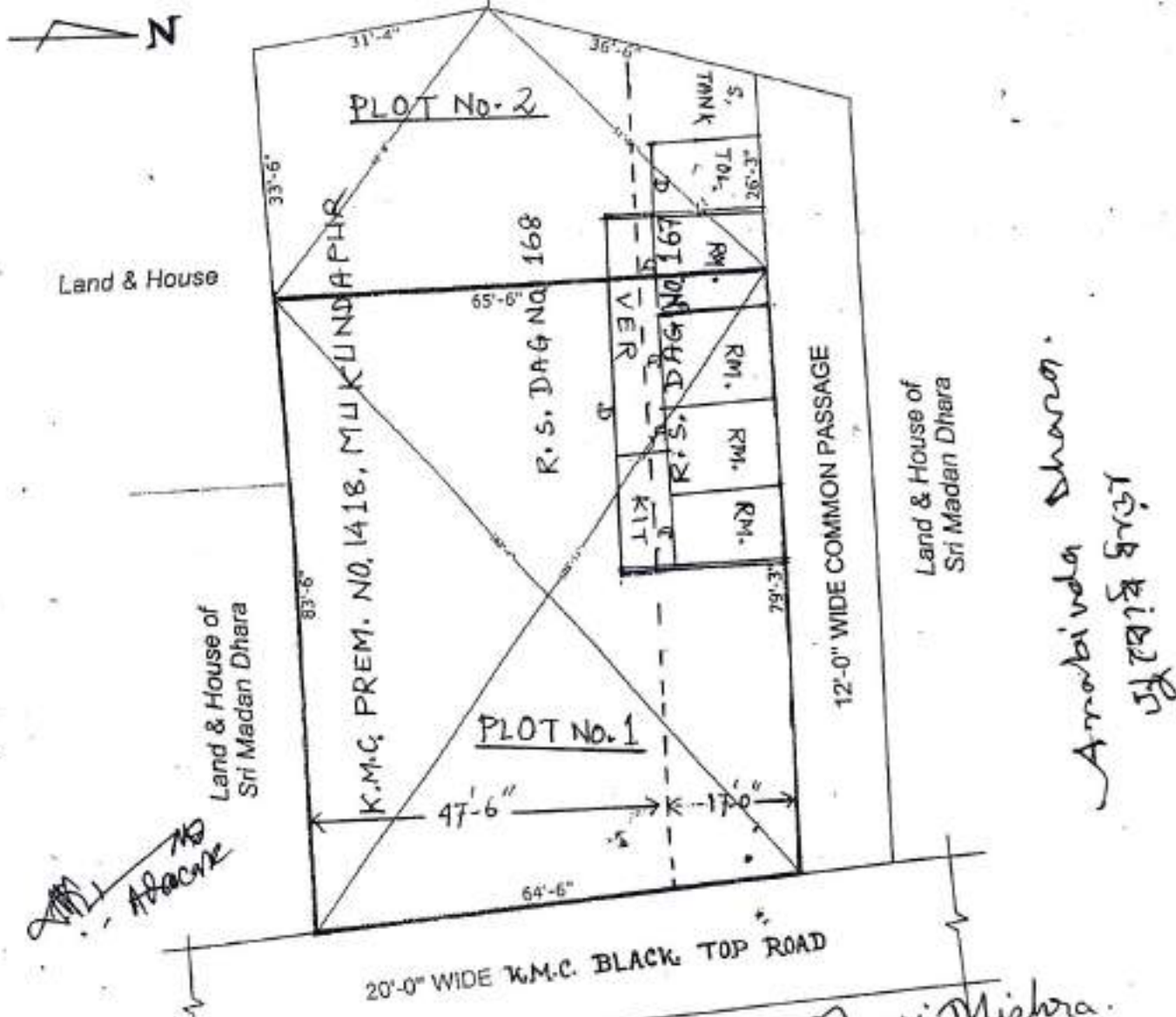
SHOWN IN THE PLOT OF LAND BEING PART OF K.M.C. PREMISES NO.1418,
 ANDAPUR, WARD NO.109, COMPRISING IN R.S. DAG NO.167 AND 168, UNDER R.S.
 ANIAN NO.2, IN MOUZA-NAYABAD, J.L. NO.25, WITHIN P.S. PANCHASAYAR,
 KALKA - 700 099.

SOLD AREA OF LAND :- 7 KH. 05 CH. 20 SFT.

R.S. DAG NO.167 :- 1 KH. 14CH.10 SFT.
 R.S. DAG NO.168 :- 5 KH. 7 CH. 10 SFT.

SOLD TILE SHED AREA : 827 SQ.FT.

ENTIRE SOLD PORTION SHOWN BY RED BORDER LINE



Handwritten note: ASACRE

Handwritten signature: Anandinda Shara
 1515 BILAL RA

Handwritten signatures: Gouri Ranji Mishra
 Kumud chandra Kish

Grill Stored Building
 Nayabad,
 Kal - 700099

LTI of Anam Dhara
 by the Pen of
 Ranjith Baidya

ALONIRMAN PVT. LTD.
 380/135823116
 Director

Ashirbad Reality Pvt.Ltd
Handwritten signature
 Director









Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16042000997330/2020









I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr Subodh Dhara Nayabad Daspara, P.O:- Mukundapur, P.S:- Purba Jadabpur, District-South 24- Parganas, West Bengal, India, PIN - 700099	Seller			<i>Subodh Dhara</i> 21/08/20
2	Mr Arun Dhara Nayabad Daspara, P.O:- Mukundapur, P.S:- Purba Jadabpur, District-South 24- Parganas, West Bengal, India, PIN - 700099	Seller			LTI of Arun Dhara by the Pen of Kamjit Bandyop 21/08/20
3	Mr Arabinda Dhara Nayabad Daspara, P.O:- Mukundapur, P.S:- Purba Jadabpur, District-South 24- Parganas, West Bengal, India, PIN - 700099	Seller			<i>Arabinda Dhara</i> 21/08/20

Arabinda Dhara

I. Signature of the Person(s)

at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mrs Gouri Rani Mishra 69/1, Baghajatin Place, P.O:- Baghajatin, P.S:- Patuli, District:-South 24- Parganas, West Bengal, India, PIN - 700086	Buyer			Gouri Rani Mishra 24/08/20
5	Mr Kumud Chandra Kar 129/8, Purbachal Kalitala Road, P.O:- Haktu, P.S:- Kasba, District:-South 24-Parganas, West Bengal, India, PIN - 700078	Buyer			Kumud Chandra Kar 24/08/20
6	Mr Swapan Majumder 1/37, Netai Nagar Colony, Gouri Apartment, 1st Floor, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24- Parganas, West Bengal, India, PIN - 700099	Representative of Seller [Alo Niman Private Limited]			Swapan Majumder 24/08/20
SI No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Ranajit Baidya Son of Mr Bimal Baidya Village - Betpull, P.O:- Maslandapur, P.S:- Habra, Habra, District:-North 24- Parganas, West Bengal, India, PIN - 743289	Mr Subodh Dhara, Mr Arun Dhara, Mr Arabinda Dhara, Mrs Gouri Rani Mishra, Mr Kumud Chandra Kar, Mr Swapan Majumder			Ranajit Baidya 24.08.2020

(Pradipta Kishore Guha)

GOVT. OF WEST BENGAL
Directorate of Registration & Stamp Revenue
e-Challan

2596/2020
Online Payment

19-202021-006619818-1

Payment Mode

Date: 24/08/2020 11:25:03

Bank : HDFC Bank

1207361063

BRN Date: 24/08/2020 11:25:49

DEPOSITOR'S DETAILS

Id No. : 2000997330/1/2020
(Query No./Query Year)

Name : TAPESH MISHRA

Contact No. :

Mobile No. : +91 9836115120

E-mail :

Address : HIGH COURT CALCUTTA

Applicant Name : Mr. Tapes Mishra

Office Name :

Office Address :

Status of Depositor : Advocate

Purpose of payment / Remarks : Sale, Sale Document

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C No.	Amount (₹)
1	2000997330/1/2020	Property Registration- Stamp duty	0030-02-103-003-02	827
2	2000997330/1/2020	Property Registration- Registration Fees	0030-03-104-001-16	171

Total

9987

In Words : Rupees, Nine Lakh Ninety Eight Thousand Seven Hundred Nine only

Ashirbad Reality Pvt.Ltd

[Signature]

Director

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT OF INDIA



स्थायी लेखा सेवा कार्ड
Permanent Account Number Card
EQAP07215A



नाम/Name
SUBODH DHARA

पिता का नाम / Father's Name
KARALAL DHARA

जन्म की तारीख / Date of Birth
17/03/1969

हस्ताक्षर / Signature



In case this card is lost / found, kindly inform / return to:
Income Tax PAN Services Unit, UT/ITSE
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यदि कार्ड खोया/पुनः प्राप्त हुआ है तो सूचित करें/वापस करें।
आयकर सेवा इकाई, UT/ITSE
प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. बेलपुर,
नवी मुंबई - 400 614

Ashirbad Reality Pvt.Ltd

Director



ভারত সরকার

Ministry of Education, Government of India
Government of India

স্বাক্ষরসংখ্যা: (সি.ই.)/স্বাক্ষরসংখ্যা নং: 1540/19856/03087

কৃত
Subodh Dhara
NAYAG GASPARA
MUKUNDAPUR (Mukundapur)
Mukundapur, South Twenty Four Parganas
West Bengal 700009

MN184956569DF



আপনার স্বাক্ষর/Your Assinatur No. :

2599 2917 8547

সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA



সুবোধ ধারা
Subodh Dhara
পিতা: কানাইলাল ধারা
Father: KANAILAL DHARA
জন্ম তারিখ / Year of Birth: 1969
পুরুষ / Male

2599 2917 8547



সাধারণ মানুষের অধিকার

Ashirbad Reality Pvt.Ltd

Signature

Director

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
EQAPD7241G



नाम/Name
ABUN DHARA

पिता का नाम / Father's Name
KANAILAL DHARA

जन्म की तारीख / Date of Birth
04/02/1973

हस्ताक्षर / Signature



In case this card is lost / found, kindly inform / return to :-
Income Tax PAN Services Unit, UTTTISL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/वापस करें।
आपका पैन सेवा यूनिट, UTTTISL
प्लॉट नं. 3, सेक्टर 11, सीडीबी बेलपुर,
नवी मुंबई - 400 614.

Ashirbad Reality Pvt.Ltd

Director



ভারত সরকার

Government of India

ভূমিকায়ুক্তির আই ডি/Enrolment No. 1840/19856/03085

To
আরুণ ধাড়া
Arun Dhara
NAYAVAD DASPARA
MUKUNDAPUR Mukundapur
Mukundapur South Twenty Four Parganas
West Bengal 700090

09112012



MN184949106D7



আপনার সংখ্যা/ Your No. :

5221 8767 0771

- সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA



সংখ্যা: 5221
সংখ্যা: 8767
সংখ্যা: 0771
সংখ্যা: 5221 8767 0771
সংখ্যা: 5221 8767 0771



5221 8767 0771

সাধারণ মানুষের অধিকার

Ashirbad Reality Pvt.Ltd

Ashirbad Reality Pvt.Ltd

Director

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ARABINDA DHARA
KANAILAL DHARA
02A11/1985

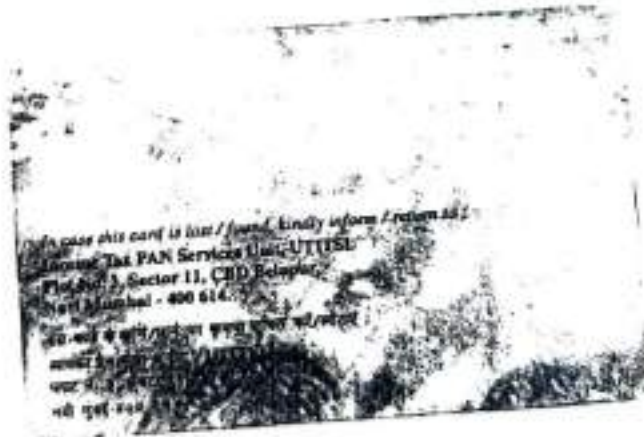
Permanent Account Number

AXSPD4831B

Arabinda Dhara
Signature



Arabinda Dhara



Ashirbag Reality Pvt.Ltd
Ashirbag Reality

Director



भारत सरकार
GOVERNMENT OF INDIA



आवृत्ति: 1000
आवृत्ति: 1000
पिन: 7388 5906 9315
फोन: KARNAL (110009)
एच. एच. का. ए. ए.
पुरुष - Male



7388 5906 9315

- সাধারণ মানুষের অধিকার

Aashirbada Dhasa.



भारतीय विशिष्ट परिचय प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:
৪ নং, বিকাশ গুহা কালনী,
মুকুন্দপুর, মুকুন্দপুর, মুকুন্দপুর, দা.
বাইর পারণনা, পশ্চিমবঙ্গ, 700099

Address:
4 NO, BIKEASH GUHA
KALONI, MUKUNDAPUR,
Mukundapur, Mukundapur,
South Twenty Four
Parganas, West Bengal,
700099



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(800 181 1947)



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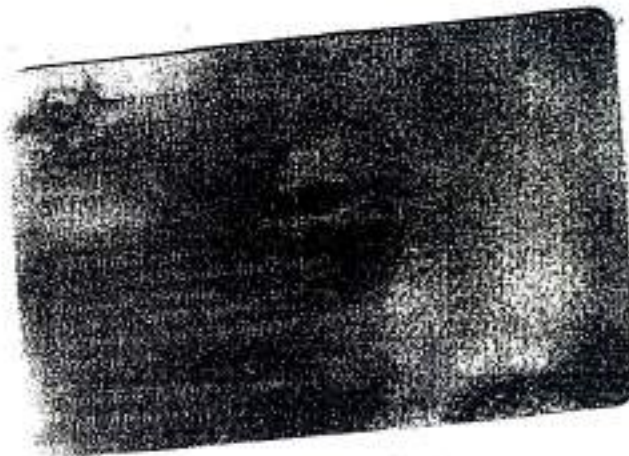
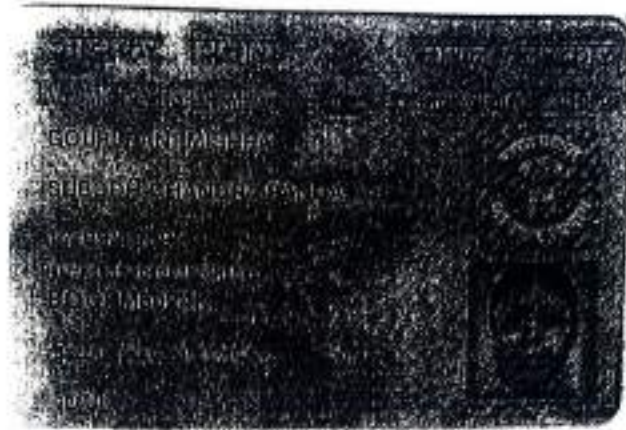


P.O. Box No 1947
Bengaluru 560 001

Ashirbad Reality Pvt.Ltd

Ashirbad Reality

Director



Gouri Prasi Mishra.

Ashirbad Reality Pvt.Ltd
Gouri Prasi Mishra
Director

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
AHRPK3122H

नाम NAME
KUMUD CHANDRA KAR

पिता का नाम FATHER'S NAME
HARE KRISHNA KAR

जन्म तिथि / DATE OF BIRTH
15-06-1959

हस्ताक्षर / SIGNATURE
Kumud chandra kar

आय सं. क्र. / INCOME TAX NO. / 117
 COMMISSIONER OF INCOME TAX, W.A. 117

इस कार्ड से जो भी पैसे प्राप्त हों वे इस कार्ड जारी करने वाले अधिकारी को भुगतान करने के लिये अग्रिम अंशदाता को भुगतान करने के लिये हैं।

फोन नम्बर
 2001009



In case this card is lost/over-issued, please return to the issuing authority
 Joint Commissioner of Income-tax (Special & Technical),
 B-7,
 Chatterjee Street,
 Calcutta, 700 009.

Kumud chandra kar


Ashirbad Reality Pvt.Ltd
Ashirbad Reality
 Director

१५

~~XXXXXXXXXXXX~~
~~XXXXXXXXXXXX~~


Kumud Chandra Kar
Kumud Chandra Kar
Date of Birth / DOB : 15/06/1959
Male / MALE



6290 0296 2967


Aadhaar - Aam Aadmi ka Adhikar


~~XXXXXXXXXXXX~~ प्रधिकरण
~~XXXXXXXXXXXX~~ INDIA





Address:
129/B, Purbachal Kalibala
Road, Near State Bank Of
India Kalikapur, Kasba, Haltu
S.O, Kolkata, West Bengal,
700078

Address:
129/B, Purbachal Kalibala Road,
Near State Bank Of India
Kalikapur, Kasba, Haltu S.O,
Kolkata, West Bengal, 700078

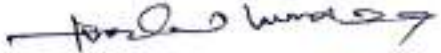



1947
1800 301 1947


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Bengaluru-560 001

Kumud chandra Kar

Ashirbad Reality Pvt.Ltd

Director

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ALO NIRMAN PRIVATE LIMITED



31/01/2013

Permanent Account Number

AALCA6910D

21020012

यदि कार्ड खो जाये / कार्ड पर दुरुपयोग किया जाये / नकल
आयकर फोन सेवा इकाई * एनएस सीएस
501 मंडली, मन्डी स्ट्रीट, प्लॉट नं. 341, सर्वे नं. 9778,
मंडली कॉलोनी, नज़दिक डीप बंगलॉव चोक,
पिन - 411 016

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please inform / return to :
Income Tax PAN Services Unit, NSDL,
501 floor, Mandli Street,
Flat No. 341, Survey No. 9778,
Mandli Colony, Near Deep Banglow Chowk,
Pinn - 411 016
Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: ininf@pan2el.co.in

Ashirbad Reality Pvt.Ltd

Ashirbad Reality

Director

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

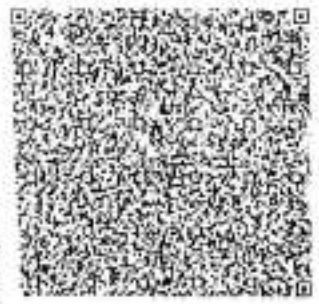


स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AMMPM2838C

पिता का नाम / Father's Name
AMULYA MAJUMDER

जन्म की तारीख
Date of Birth
16/07/1981

हस्ताक्षर / Signature



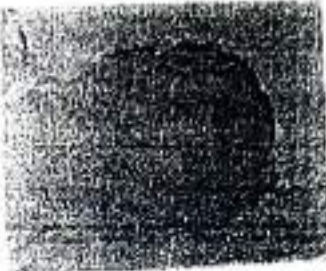
15022019

Ashirbad Reality Pvt.Ltd

Director



भारत सरकार
GOVERNMENT OF INDIA



स्वप्न मजुमदार
Swapan Majumder
पिता : अमूल्या मजुमदार
Father : AMULYA MAJUMDER
जन्म वर्ष : 1981
Year of Birth : 1981
लिंग : पुरुष
Sex : Male

5664 3233 2111



आधार कार्ड - माधारण शान्कुषेर आधिकार

Swapan Majumder
Director

27

आशिरवाद रियल्टी प्राइवेट लिमिटेड
ASHIRBAD REALTY PRIVATE LIMITED


 Name: _____
 Address: _____
 Date of Birth / DOB: 03/03/1988
 SEX / MALE
 3431 2320 8517

आशिरवाद रियल्टी प्राइवेट लिमिटेड

आशिरवाद रियल्टी प्राइवेट लिमिटेड
ASHIRBAD REALTY PRIVATE LIMITED


 Name: _____
 Address: _____
 Date of Birth / DOB: _____
 SEX / _____

आशिरवाद रियल्टी प्राइवेट लिमिटेड

Ashirbad Realty Pvt. Ltd. Reg. No. 1247,
 Tel. 98200 588 997

Ashirbad Realty Pvt.Ltd
[Signature]
Director



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	2000997330/2020	Office where deed will be registered
Query Date	23/08/2020 9:35:30 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	Tapesht Mishra H C Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9836115120, Status : Advocate	
Transaction	Additional Transaction	
[0101] Sale, Sale Document	[4305] Declaration (No of Declaration : 2), [4311] Receipt (Rs : 53,10,000/-)	
Set Forth value	Market Value	
Rs. 1,06,00,000/-	Rs. 1,18,20,932/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 8,27,486/- (Article:23)	Rs. 1,71,323/- (Article:A(1), E, B)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks		

Land Details :

District: South 24 Parganas, Thana: Purba Jadabpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: MUKUNDA PUR, Road Zone : (Mukundapur More -- Daspara/Chak Garia) . . Premises No: 1418, . . Ward No: 109, P Code : 700099

Sch No	Plot Number	Khatian Number	Land Use/ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	7 Katha 5 Chatak 20 Sq Ft	1,04,00,000/-	1,15,72,832/-	Width of Approach Road: 20 Ft.,
Grand Total :				12.1115Dec	104,00,000 /-	115,72,832 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	827 Sq Ft.	2,00,000/-	2,48,100/-	Structure Type: Structure

Gr. Floor, Area of floor : 827 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Tiles Shed, Extent of Completion: Complete

Total :	827 sq ft	2,00,000 /-	2,48,100 /-
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Ashirbad Realty Pvt.Ltd
(Signature)

Director



Details :

	Name & address	Status	Execution Admission Details :
1	Mr Subodh Dhara Son of Late Kanai Lal Dhara, Nayabad Daspara, P.O.- Mukundapur, P.S.- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of India, PAN No. EQxxxxxx9A, Aadhaar No.: 25xxxxxxxx8547, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
2	Mr Arun Dhara Son of Late Kanai Lal Dhara, Nayabad Daspara, P.O.- Mukundapur, P.S.- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of India, PAN No. EQxxxxxx1G, Aadhaar No.: 52xxxxxxxx0771, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
3	Mr Arabinda Dhara Son of Late Kanai Lal Dhara, Nayabad Daspara, P.O.- Mukundapur, P.S.- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of India, PAN No. AXxxxxxx1B, Aadhaar No.: 73xxxxxxxx9315, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
4	Alo Nirman Private Limited ,1/37, Netai Nagar Colony, Gouri Apartment, 1st Fl., P.O.- Mukundapur, P.S.- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 PAN No. AAxxxxxx0D, Aadhaar No Not Provided by UIDAI, Status :Organization as Confirming Party, Executed by: Representative	Organization as Confirming Party	Executed by: Representative

Buyer Details :

Sl No	Name & address	Status	Execution Admission Details :
1	Mrs Gouri Rani Mishra Wife of Mr Debes Kumar Misra, 69/1, Baghajatin Place, P.O.- Baghajatin, P.S.- Patuli, District:-South 24-Parganas, West Bengal, India, PIN - 700086 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No. BOxxxxxx4K, Aadhaar No.: 74xxxxxxxx6167, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
2	Mr Kumud Chandra Kar Son of Late Hare Krishna Kar, 129/8, Purbachal Kalitala Road, P.O.- Haltu, P.S.- Kasba, District:-South 24-Parganas, West Bengal, India, PIN - 700078 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No. AHxxxxxx2H, Aadhaar No. 62xxxxxxxx2967, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self

Ashirbad Realty Pvt.Ltd



Director



Representative Details :

Name & Address	Representative of
Mr Swapan Majumder Son of Mr Amulya Majumder 1/37, Netaji Nagar Colony, Gouri Apartment, 1st Floor, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AMxxxxxx8C, Aadhaar No.: 56xxxxxxx2771	Alo Nirman Private Limited

Identifier Details :

Name & address
Mr Ranajit Baidya Son of Mr Bimal Baidya Village - Betpuli, P.O:- Maslandapur, P.S:- Habra, Habra, District:-North 24-Parganas, West Bengal, India, PIN - 743289, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Identifier Of Mr Subodh Dhara, Mr Arun Dhara, Mr Arabinda Dhara, Mrs Gouri Rani Mishra, Mr Kumud Chandra Kar, Mr Swapan Majumder

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr Subodh Dhara	Mrs Gouri Rani Mishra-2.01858 Dec, Mr Kumud Chandra Kar-2.01858 Dec
2	Mr Arun Dhara	Mrs Gouri Rani Mishra-2.01858 Dec, Mr Kumud Chandra Kar-2.01858 Dec
3	Mr Arabinda Dhara	Mrs Gouri Rani Mishra-2.01858 Dec, Mr Kumud Chandra Kar-2.01858 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr Subodh Dhara	Mrs Gouri Rani Mishra-137.833 Sq Ft, Mr Kumud Chandra Kar-137.833 Sq Ft
2	Mr Arun Dhara	Mrs Gouri Rani Mishra-137.833 Sq Ft, Mr Kumud Chandra Kar-137.833 Sq Ft
3	Mr Arabinda Dhara	Mrs Gouri Rani Mishra-137.833 Sq Ft, Mr Kumud Chandra Kar-137.833 Sq Ft

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 22-09-2020) for e-Payment. Assessed market value & Query is valid for 30 days (i.e. upto 22-09-2020)
3. Standard User charge of Rs. 240/- (Rupees Two hundred forty) only includes all taxes per document upto 17 (seventeen) pages and Rs 7/- (Rupees seven) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs. 10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.



Query No. A0009971001 of 2020, Printed On: Aug 11, 2020 11:21:18 AM

Ashirbad Realty Pvt.Ltd

[Signature]

AS- 3 of 4

Director

Major Information of the Deed

	I-1604-02596/2020	Date of Registration	28/08/2020
Year	1604-2000997330/2020	Office where deed is registered	
	23/08/2020 9:35:30 PM		1604-2000997330/2020
Applicant Name, Address & Other Details	Tapesh Mishra H C Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9836115120, Status : Advocate		
	Additional Declaration		
[4010] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2], [4311] Other than Immovable Property, Receipt [Rs : 53,10,000/-]		
Setforth Value	Market Value		
Rs. 1,06,00,000/-	Rs. 1,18,20,932/-		
Setforth Value (Sp)	Registration Fee (Rs)		
Rs. 8,27,486/- (Article:23)	Rs. 1,71,355/- (Article:A(1), E.)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Purba Jadabpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: MUKUNDA PUR, Road Zone : (Mukundapur More - Daspara/Chak Garia) . . Premises No: 1418 , Ward No: 109 Pin Code : 700099

Sch. No.	Plot Number	Khatlan Number	Land Use Proposed	Area of Land	Setforth Value (In:Rs.)	Market Value (In:Rs.)	Other Details
L1	(RS :-)		Bastu	7 Katha 5 Chatak 20 Sq Ft	1,04,00,000/-	1,15,72,832/-	Width of Approach Road: 20 Ft.,
Grand Total :				12.1115Dec	104,00,000 /-	115,72,832 /-	

Structure Details :

No.	Structure Details	Area of Structure	Setforth Value (In:Rs.)	Market Value (In:Rs.)	Other Details
S1	On Land L1	827 Sq Ft.	2,00,000/-	2,48,100/-	Structure Type: Structure
Gr. Floor, Area of floor : 827 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		827 sq ft	2,00,000 /-	2,48,100 /-	

Ashirbad Reality Pvt.Ltd

(Signature)

Director

Details :

Name, Address, Photo, Finger print and Signature	
1	<p>Mr Subodh Dhara Son of Late Kanai Lal Dhara Nayabad Daspara, P.O - Mukundapur, P.S:- Purba Jadabpur, District-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: EQxxxxxx9A, Aadhaar No: 25xxxxxxxx8547, Status :Individual, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence</p>
2	<p>Mr Arun Dhara Son of Late Kanai Lal Dhara Nayabad Daspara, P.O - Mukundapur, P.S:- Purba Jadabpur, District-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: EQxxxxxx1G, Aadhaar No: 52xxxxxxxx0771, Status :Individual, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence</p>
3	<p>Mr Arabinda Dhara Son of Late Kanai Lal Dhara Nayabad Daspara, P.O - Mukundapur, P.S:- Purba Jadabpur, District-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AXxxxxxx1B, Aadhaar No: 73xxxxxxxx9315, Status :Individual, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence</p>
4	<p>Alo Nirman Private Limited 1/37, Netal Nagar Colony, Gouri Apartment, 1st Fl., P.O:- Mukundapur, P.S:- Purba Jadabpur, District-South 24-Parganas, West Bengal, India, PIN - 700099 , PAN No.:: AAxxxxxx0D, Aadhaar No Not Provided by UIDAI, Status :Organization as Confirming Party, Executed by: Representative, Executed by: Representative</p>

Buyer Details :

Name, Address, Photo, Finger print and Signature	
1	<p>Mrs Gouri Rani Mishra Wife of Mr Debes Kumar Misra 69/1, Baghajatin Place, P.O:- Baghajatin, P.S:- Patuli, District-South 24-Parganas West Bengal, India, PIN - 700086 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BOxxxxxx4K, Aadhaar No: 74xxxxxxxx6167, Status :Individual, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence</p>
2	<p>Mr Kumud Chandra Kar (Presentant) Son of Late Hare Krishna Kar 129/8, Purbachal Kalitola Road, P.O:- Haltu, P.S:- Kasba, District-South 24-Parganas, West Bengal, India, PIN - 700078 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AHxxxxxx2H, Aadhaar No: 62xxxxxxxx2967, Status :Individual, Executed by: Self, Date of Execution: 24/08/2020 , Admitted by: Self, Date of Admission: 24/08/2020 ,Place : Pvt. Residence</p>

Ashirbad Reality Pvt.Ltd

(Signature)

Director

Identative Details :

Name, Address, Photo, Finger print and Signature

Mr Swapan Majumder

Son of Mr Amulya Majumder 1/37, Netai Nagar Colony, Gouri Apartment, 1st Floor, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AMxxxxxx8C, Aadhaar No: 56:xxxxxxx2771 Status : Representative, Representative of : Alo Nirman Private Limited

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Ranajit Baidya Son of Mr. Bimal Baidya Village - Betpuli, P.O:- Maslandapur, P.S:- Habra, Habra, District:-North 24-Parganas, West Bengal, India, PIN - 743289			

Identifier Of Mr Subodh Dhara, Mr Arun Dhara, Mr Arabinda Dhara, Mrs Gouri Rani Mishra, Mr Kumud Chandra Kar, Mr Swapan Majumder

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr Subodh Dhara	Mrs Gouri Rani Mishra-2.01858 Dec, Mr Kumud Chandra Kar-2.01858 Dec
2	Mr Arun Dhara	Mrs Gouri Rani Mishra-2.01858 Dec, Mr Kumud Chandra Kar-2.01858 Dec
3	Mr Arabinda Dhara	Mrs Gouri Rani Mishra-2.01858 Dec, Mr Kumud Chandra Kar-2.01858 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr Subodh Dhara	Mrs Gouri Rani Mishra-137.83333300 Sq Ft, Mr Kumud Chandra Kar-137.83333300 Sq Ft
2	Mr Arun Dhara	Mrs Gouri Rani Mishra-137.83333300 Sq Ft, Mr Kumud Chandra Kar-137.83333300 Sq Ft
3	Mr Arabinda Dhara	Mrs Gouri Rani Mishra-137.83333300 Sq Ft, Mr Kumud Chandra Kar-137.83333300 Sq Ft

Ashirbad Reality Pvt.Ltd

(Handwritten Signature)

Director

Presented for registration at 18.45 hrs on 24-08-2020, at the Private residence by Mr Kumud Chandra Kar, one of the Claimants.

Confirmation of Market Value (WB/RUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,18,20,932/-

Admission of Execution (Under Section 56, W.B. Registration Rules, 1962)

Execution is admitted on 24/08/2020 by 1. Mr Subodh Dhara, Son of Late Kanai Lal Dhara, Nayabad Daspara, P.O. Mukundapur, Thana: Purba Jadabpur, South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Others, 2. Mr Arun Dhara, Son of Late Kanai Lal Dhara, Nayabad Daspara, P.O. Mukundapur, Thana: Purba Jadabpur, South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Others, 3. Mr Arabinda Dhara, Son of Late Kanai Lal Dhara, Nayabad Daspara, P.O. Mukundapur, Thana: Purba Jadabpur, South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Others, 4. Mrs Gouri Rani Mishra, Wife of Mr Debes Kumar Misra, 69/1, Baghajatin Place, P.O. Baghajatin, Thana: Patuli, South 24-Parganas, WEST BENGAL, India, PIN - 700086, by caste Hindu, by Profession House wife, 5. Mr Kumud Chandra Kar, Son of Late Hare Krishna Kar, 129/8, Purbachal Kalitala Road, P.O. Haitu, Thana: Kasba, South 24-Parganas, WEST BENGAL, India, PIN - 700078, by caste Hindu, by Profession Business

Identified by Mr Ranajit Baidya, Son of Mr Bimal Baidya, Village - Betpuli, P.O. Maslandapur, Thana: Habra, City/Town: HABRA, North 24-Parganas, WEST BENGAL, India, PIN - 743289, by caste Hindu, by profession Business

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

Execution is admitted on 24-08-2020 by Mr Swapan Majumder, Director, Alo Nirman Private Limited (Private Limited Company), 1/37, Netai Nagar Colony, Gouri Apartment, 1st Fl, P.O. - Mukundapur, P.S.:- Purba Jadabpur, District - South 24-Parganas, West Bengal, India, PIN - 700099

Identified by Mr Ranajit Baidya, Son of Mr Bimal Baidya, Village - Betpuli, P.O. Maslandapur, Thana: Habra, City/Town: HABRA, North 24-Parganas, WEST BENGAL, India, PIN - 743289, by caste Hindu, by profession Business

[Signature]
Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

Confirmation 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.

Payment of Fees

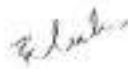
Certified that required Registration Fees payable for this document is Rs 1,71,355/- (A(1) = Rs 1,18,209/- .B = Rs 53,100/- .E = Rs 14/- .H = Rs 28/- .M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 32/-, by online = Rs 1,71,323/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 24/08/2020 11:25AM with Govt. Ref. No: 192020210066198181 on 24-08-2020, Amount Rs: 1,71,323/- Bank: HDFC Bank (HDFC0000014), Ref. No. 1207361063 on 24-08-2020, Head of Account 0030-03-104-001-16

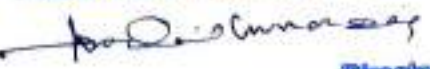
Ashirbad Reality Pvt.Ltd
[Signature]
Director

Stamp Duty

... that required Stamp Duty payable for this document is Rs. 8,27,486/- and Stamp Duty paid by Stamp Rs 100/-
... online = Rs 8,27,386/-
... description of Stamp
... Stamp: Type: Impressed, Serial no 9206, Amount: Rs.100/-, Date of Purchase: 13/08/2020, Vendor name: Mousumi Ghosh
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 24/08/2020 11:25AM with Govt. Ref. No: 192020210066198181 on 24-08-2020, Amount Rs: 8,27,386/-,
Bank: HDFC Bank (HDFC0000014), Ref. No. 1207361063 on 24-08-2020, Head of Account 0030-02-103-003-02



Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Ashirbad Reality Pvt.Ltd

Director

IN WITNESS WHEREOF the Parties have put their signature hereto on this day, month and year first above written.

WITNESSES :

1. Romajit Baidya
Son of Binmal Baidya
129/8 Subachal Kalitola
KOL-78

2. Tapish Mishra
Advocate
High Court,
Calcutta

1. अश्विनी शर्मा

2. L.P. of Anam Dhara by the
Pen of Romajit Baidya,

3. Anabinda Dhara,

SIGNATURE OF THE VENDORS

1. Gouri Rani Mishra.

2. Kumud Chandra Kar

SIGNATURE OF THE PURCHASERS

ALONIRMAN PVT. LTD.

अश्विनी शर्मा
Director

SIGNATURE OF THE CONFIRMING PARTY

READ OVER, EXPLAINED AND ALSO
PREPARED & DRAFTED BY:

Debes Kumar Misra (Signature)

(DEBES KUMAR MISRA)
ADVOCATE [Enrolment No. F/364/329/1989]

HIGH COURT, CALCUTTA

Resi-cum-Chamber :69/1, Baghajatin
Place, Kolkata-86

PH-9830236148(D.K.M.),

Email:debeskumarmisra@gmail.com

Ashirbad Reality Pvt.Ltd

(Signature)

Director

MEMO OF CONSIDERATION

RECEIVED with thanks from the within named PURCHASERS for the within mentioned sum of Rs.1,06,00,000/- (Rupees One Crore and six Lakh) only against the within mentioned land alongwith a tile shed and property known as K.M.C. Premises No.1418, Mukundapur, Ward No.109, Kolkata - 700099 out of which the VENDORS have received the sum of Rs.52,90,000/- (Rupees Fifty two Lakh and ninety thousand) only and the Confirming Party has received the sum of Rs.53,10,000/- (Rupees Fifty three Lakh and ten thousand) only in the following manner:

Sl. No.	Cheque/Draft No.	Date	Name of the Bank and Branch	Paid in favour of	Amount(Rs.)
1.	244867	19.08.2020	Allahabad Bank, Jadavpur Branch	Arabiada Dhara	Rs. 6,00,000.00
2.	244866	19.08.2020	-Do-	Do	Rs. 6,00,000.00
3.	685666	24.08.2020	State bank of India, Kalkapur Branch	-Do-	Rs. 5,00,000.00
4.	244862	19.08.2020	Allahabad Bank, Jadavpur Branch	Subodh Dhara	Rs. 6,00,000.00
5.	244865	19.08.2020	-Do-	Do	Rs. 7,00,000.00
6.	685667	24.08.2020	State Bank of India, Kalkapur Branch	-Do-	Rs. 3,00,000.00
7.	244863	19.08.2020	Allahabad Bank, Jadavpur Branch	Arun Dhara	Rs. 8,00,000.00
8.	244864	19.08.2020	-Do-	Do	Rs. 9,00,000.00
9.	685668	24.08.2020	State bank of India, Kalkapur Branch	-Do-	Rs. 2,00,000.00
10.	747139	30.11.2019	-Do-	Confirming Party	Rs.20,00,000.00
11.	079677	24.08.2020	-Do-	Do	Rs.23,00,000.00
12.	740562	24.08.2020	State Bank of India, Baghajatin Station Road Branch	Do	Rs. 8,10,000.00
13.	257437	24.08.2020	Bank of India, Baghajatin Branch	Do	Rs. 2,00,000.00
Total:					Rs.1,06,00,000.00

ALONIRMAN PVT. LTD.

38/1 38230414
Director

(Rupees One Crore and six Lakh) only
WITNESSES:

1. Romajit Banerjee
Son of Birmal Banerjee
129/8 Subachal Kalipala
KOL-78

2. Tapish Mishra
High Court
Calcutta

38/1 38230414

Let at Arun Dhara by the Pen of Romajit Banerjee

Arabiada Dhara
SIGNATURE OF THE VENDORS

ALONIRMAN PVT. LTD.

38/1 38230414
Director

SIGNATURE OF THE CONFIRMING PARTY

38/1 38230414

Ashirbad Realty Pvt.Ltd

38/1 38230414

Director



Name SUBODH DHARA

Signature Subodh Dhara

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					



Name ARUN DHARA

Signature All finger prints of Arun Dhara by the Pen of Ramejt Baidya

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					



Name ARABINDA DHARA

Signature Arabinda Dhara

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					



Name GOURI RANI MISHRA

Signature Gouri Rani Mishra

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Ashirbad Realty Pvt.Ltd

Ashirbad Realty

Director

Ku



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name ... KUMUD CHANDRA KAR
 Signature ... Kumud Chandra Kar



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name ... SWAPAN MAJUMDER
 Signature ... Swapn Majumder



PHOTO

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name
 Signature



PHOTO

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name
 Signature

Ashirbad Reality Pvt.Ltd
[Signature]
 Director

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2020, Page from 94107 to 94154
being No 160402596 for the year 2020.



Pradipta

Digitally signed by PRADIPTA KISHORE
GUHA
Date: 2020.08.26 17:19:06 +05:30
Reason: Digital Signing of Deed.

(Pradipta Kishore Guha) 2020/08/26 05:19:06 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
West Bengal.



(This document is digitally signed.)

Ashirbad Reality Pvt.Ltd

[Signature]

Director