

URGENT 6A St. Jyama 16/8/84 - Haripada mandal 25 02 / 3111 47111 5RS



14/8

Certified copy of Stamp No. - 13141 of 1982.

GRD No - W.D. St. 100. St. No. - 200/-
3043 of 12/4/82

Sheets: - 5
75/-
20/-
1/-
3967
Page No - 1

Admissible under rule 21 only Stamped.
(for stamps) require Stamp duty
under the Indian Stamp Act 1809, Schedule I No.
of Schedule I A No. 23.
The Pkt. ...

A. 69 = 50
N. 1 = 80
71 = 30

P. fee 3/00 net.

Deed of sale.

Sd/- D. K. Ghoshyee.

23/4/82

This Indenture made this day the
23rd. of April, 1982.

Agricultural land:

Area: - 1.61 Dec.

Price: Rs. 8,000/-

P. S: Siliguda

Mauza: Gouachura.

T. L. No 103.

one thousand nine hundred & eight
two.



PR Ramawati Agarwala son of
Sri Suresh Chandra Agarwala, Hindu
by faith, Business by occupation
resident of Mahatma Gandhi
Siliguda, Police Station, Sub-Di-
vision and P.R. office Siliguda
District Dooars - West Bengal

6649/3155
 29/16/8/84
 2.00
 3.00
 4.00

2070 D^e 15/8/84
 Sold to S. C. Sinha
 of Siliguri
 Value Rs. 5/- (Rupees) five only

Stamp Vendor
 Siliguri Court



Presented for Registration at 1/45 AM
2306 day of April 82
 Sub-Reg. Office (or at Siliguri)
Khai Prad Nandy (or at Executive/Attorney)

for 23/4/82

for
 O. K. Ghosh
 Registrar
 23/4/82

Execution is directed
 1) Khai Prad Nandy.
 2) Dinesh Gh. Nandy.

3765.
 for 23/4/82

By S/O. W. P. K. M. Subidew
 Of Milurpally
 Thana. Siliguri
 District. Darjeeling
 By Caste Hindu
 By Profession Brother

3770
 for Dinesh Nandy

for Prof. K. Subidew

Sanctified.
 By Prof. K. Subidew
 S/O. W. P. K. M. Subidew
 Of Milurpally
 Thana. Siliguri/Phapsidewa,
Khaihari/Naxalbari.
 District. DARJEELING.
 By Caste Hindu
 By Profession Brother
 for O. K. Ghosh
 23/4/82

called the Purchaser (which expression shall mean and include unless excluded by the defendant the donor, his heirs, executors, successors, administrators, representatives and assigns) of the one part.

Page No - 2.

Contd... P/2.

सौ-~~रत~~ 27000000. Dinesh Nandy.

A.M.D.

1. Sri Haripada Nandy and 2. Sri Dinesh Chandra Nandy both sons of late Jogesh Chandra Nandy both Hindu by religion, business by occupation, resident of New Milanpally Siliguri, Police Station, Sub-Division and P.R. Office Siliguri and District Dooars - hereinafter called the VENDORS (which expression shall mean and include unless excluded by the defendant the donor, his heirs, executors, successors, administrators, representatives and assigns) of the other part.

Whereas the father of the vendors Jogesh Chandra Nandy s/o. late Madhub Chandra Nandy was the absolute owner of all that piece or parcel of land known being 10.29 Acre at an annual Rent of Rs. 103.40 Price only payable to the State of West Bengal, recorded in Khata No 9/4, situated within Pargana Palasanti, Manza Goucharan, T.L. No. 103, Touzi No 91, Police Station, Sub-Division and P.R. Office Siliguri, District Dooars and had been possessing and enjoying the said land property free from all encumbrances whatsoever in his actual knowledge and physical possession having permanent heritable and transferrable right, title and interest therein

Contd -- 3.

(Sub para)

Page No - 3 Sd/- ~~Shyam Nar~~ Dinesh Nundy.

AND.

Whereas said Jagesh Chander Nundy died intestate ~~de~~ ^{de} ~~viva~~ ^{viva} behind him the vendors (son) as his only legal heirs to inherit his properties both movable and immovable left by him.

AND.

Whereas in accordance with the provisions of the Hindu Succession Act, 1956, after the death of said Jagesh Chander Nundy the vendors have inherited the properties together with the said landed property by virtue of inheritance and as such the vendors are the absolute owners in interest of equal share of the aforesaid property and are in actual ~~thru~~ ^{thru} and physical possession having permanent heritable and ~~trans~~ ^{trans} ~~ferable~~ ^{ferable} right, title and interest therein and have been possessing and enjoying the same free from all encumbrances whatsoever.

AND.

Whereas the vendors being in need of money for acquiring more profitable ~~profitable~~ ^{profitable} properties elsewhere have offered for sale ~~deed~~ ^{deed} said land, free from all encumbrances whatsoever.

AND.

Whereas the purchaser being interested has agreed to purchase 1.61 one Acre sixty one Decimals out of the aforesaid land as fully.

(Sub para)

Page No - 4 Sd/- ~~Shyam Nar~~ Dinesh Nundy

described in the schedule below and has offered a price of the sum of Rs. 8000 (Price eight thousand) only, free from all encumbrances whatsoever.

AND

whereas the vendors considering the said price of the sum of Rs. 8,000/- (Rupees eight thousand) only so offered by the purchaser as fair, reasonable and highest in view of prevailing market rate of land and have agreed to sell the said below-scheduled lands properly unto the purchaser at or for the said price of the sum of Rs. 8,000/- (Rupees eight thousand) only, free from all encumbrances whatsoever and the said property is hereby transferred in the manner as hereinbefore appearing.

NOW this indenture witnessed that in pursuance of the aforesaid offer, acceptance and also in consideration of the sum of Rs. 8,000/- (Rupees eight thousand) only paid in full by the purchaser to the vendors (the receipt whereof the vendors do hereby acknowledge and grant full discharge to the purchaser for the payment thereof) and the vendors do hereby grant, convey, sell and assign and transfer unto and in favour of the purchaser the said below-scheduled lands properly together with all right, title, interest, liberties, emoluments, privileges, appurtenances, interruptions, appurtenances, which ever is belonging to or with the said land fully described in the schedule below TO HAVE AND TO HOLD the same by the purchaser absolutely and for ever hereafter and.

(See page)

Page No-5. ~~1000/1000~~ Dinesh Nundy. 200-5.

and without any interruption or interference from the vendors or any person or persons claiming under them subject to the payment of Rent etc. Payable to the State of West Bengal.

A →

The vendor do hereby declares that they have not previously sold, mortgaged or encumbered for sale or otherwise the said below scheduled land or any part thereof and the land hereby devised suffers from no defect of title and in the event of any contrary is proved, the vendor shall be liable to be dealt with accordingly to law and shall also be liable to pay adequate compensation to the purchaser.

The vendor further covenants that if for any defect of title of the land hereby devised or for any act done or suffered to be done by the vendor the purchaser deprived of ownership or of possession of the land hereby devised or any part thereof in future, the vendor shall be liable to return to the purchaser the full or proportionate part of the said price money as the case may be together with interest from the date of such deprivation or dispossession and the vendor shall also be liable to pay adequate compensation to the purchaser for any other loss or injury to be sustained by the purchaser in consequence thereof.

Encl 1/6.

(all pay)

Page No - 6. \$91-~~152~~ 152. Disc No. 152.

SCHEDULE.

All that piece or parcel of Riyabi land containing 1.61 One Acre sixty one decimals at an annual Rent of Rs. 14.55 Price only (Price Fourteen and Price fifty five) only, appertaining to and being

9

9

Part of 10.29 Acre twenty Nine Decimals
 of land at an annual Rent of Rs. 103.40 Paise
 (Paisa one hundred three and Paise Fifty) only;
 the Proportional Rent for the said devised land
 is payable to the State of West Bengal;

Recorded in Khatian No. 9/4 Nine by Four,

included in S. P. Plot No. 101 One hundred one,

89 eighty nine, 88 eighty eight, + 94/151 Ninety
 four by one hundred fifty (Corresponding to new
 Plot No. 194 and 147), about Area in these plots
 measuring 10.29 Decimals and out of that 1.61 One
 acre sixtly one Decimals of land hereby sold
 by the Vendor by these presents; situated within
 Pargana Palānghat, Manzi Gouchuan, T.L.
 No. 103 One hundred three, Taluqi No. 91, Ninety
 one; Police Station, Sub-Division and S.P. Office
 Siliguri and District Doochling.

In witness whereof the vendors do hereby sell
 and subscribe their respective lands on this docu-
 ment on the day, month and year first above.

Witnesses:-

Sd/- Parfulla M. Sultana.

Sd/- K. M. Sultana.

Bidyut Saha Pally.

P. a. Siliguri.

Sd/- Anwarul Nade Goum
 Sd/-

Sd/- M. Khan Lal Pally.

Explains the contents of this
 Document by me to the vendors.

~~A Sd/-~~
 Sd/-
 (Sd/- Goum Saha
 Siliguri.)

No - 1722 Date. 20.4.82. sold to. Ramawata Agrawala.
of Reg. Value Rs. 200 (Paisas two hundred only.
A. K. Dutta. siliguri. Siliguri.

No - 1723 Date. 20.4.82. sold to. Ramawata Agrawala. of
Reg. Value Rs. 100 (Paisas one hundred only. A. K. Dutta.
siliguri. Siliguri.

No - 1724 Date. 20.4.82. sold to. Ramawata Agrawala of
Reg. Value Rs. 75 (Paisas seventy five only.
A. K. Dutta. siliguri. Siliguri.

No - 1725 Date. 20.4.82. sold to. Ramawata Agrawala of
Reg. Value Rs. 20 (Paisas twenty only. A. K. Dutta.
siliguri. Siliguri.

No - 1726 Date. 20.4.82. sold to. Ramawata Agrawala
of Reg. Value Rs. 1/- (Paisas one only. A. K. Dutta. siliguri.
siliguri. Siliguri. Subst. - 200, 100, 75, 20, 1/- = 39/-
A. K. Dutta.

Copies + Ready.

Shashi Das

Siliguri: 18/8/84

Subramaniam

18/8/84

Copy prepared, sealed
Delivered to applicant. A
P. O. No - 669/3/85
D. 16/8/84

Certified to be true Copy of a
document which has not yet been
transcribed in the Register Book.

18/8/84 Sub-Registrar:
Siliguri

(Sl. NO. 7)