

08788

208469

14



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

Admissible under Rule 21 of sub-section 5 (1) of W.B.L.R. Act, 1950
 duly stamped under the Indian Stamp Act, 1899. Subsequently amended Schedule I.A. No. 23
 Tax Paid 10-00-23

784114

Rajarhat

5000/-

sale 23

100000

A 1089 00
 H 28 00
 mb 4 00
 1121-00

[Signature]
 Registrar, 24 Parganas
 17.12.86

Registrar, 24 Parganas
 North 24 Parganas
 17.12.86

19 NOV 2011

1089
 H 28
 mb 4
 1121

DEED OF CONVEYANCE

THIS INDENTURE made on this 11th day of December, Two Thousand and Six

BETWEEN

1. ICHHAK ALI GAZI & 2. NAJRUL ALI GAZI both sons of LATE YOUSOUF ALI GAZI both residing at VILL- BALIGURI, P.O. - AKANDKESARI, P.S. - RAJARHAT, DIST - 24 PARGANAS (NORTH) both by faith Muslim by Occupation Cultivators: hereinafter called the 'VENDORS' (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, representative, executors, administrators and assigns) of the ONE PART.

2.330

261 250-00
 201 14-00
 264-00

Contd...2

201 250
 201 14
 264

visit Amroli 1776

efi-101-

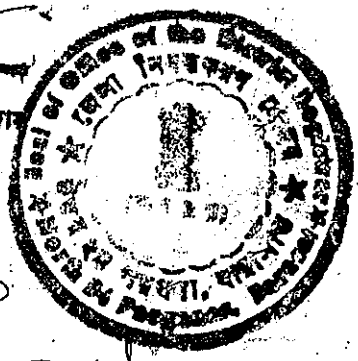
Qa

11/12/06
 নং 1282
 ডেপুটি নাম... Asansari Agency Ltd. Ltd.
 ঠিকানা... 81, Kailash Street
 পোস্টাল কোড... 700011
 ডাকঘর... 10M-1

বিধান নম্বর (সংসদ/সিটি),
 এ. বি. এম. ডায়. অফিস

চালান নং
 মোট প্রদান করা জরি... 06 DEC 2006
 এই চালান নং-এ মোট কত টাকা...
 প্রদান করা হয়েছে 440000
 প্রদানকারীর নাম...
 উত্তরাধিকারী নাম...
 মোট প্রদান করা হয়েছে


আনার নিকট 5000 মূল্যের টাকায়
 এক কেতায় না থাকিবার ভয় নির
 ভেদে প্রদান করিলাম।



1282 - 1286
 Total 5000 Rs only

executed for registration at... A.M./P.M.
 on the... 11 day of Dec 2006
 at... of the Sadar Registrars
 Office at Barasat by Su Anwar Ali
 one of the Executant / Claimant.

Su Anwar Ali
 Su Sakhal
 Kashikhal
 P.S. Rajshahi
 District North 24-Parganas
 by Caste Hindu/Muslim/Christian
 Profession Business

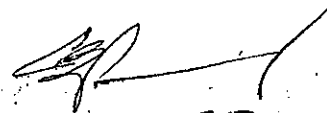
3930


Registrar a/s I (A)
 North 24-Parganas
 (B.R.R.-5)
 11-12-06

for Kashikhal 136
Najrul Ali

Dilip Sen
 Gopal Sen
 P.S. Kaikhali
 District North 24-Parganas
 by Caste Hindu/Muslim/Christian
 Profession Business

Dilip Sen
 Gopal Sen
 Kaikhali, Chinnamore
 No-136
 Business


 Registrar a/s I (A)
 North 24-Parganas
 (B.R.R.-5)
 11-12-06



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL:

784115

AND

AAKANSHI AGENCY PVT. LTD., represented by its Director, being a Company incorporated under the Companies Act, 1956 and having its registered office situated at BIKANER BUILDING, 8/1, LAL BAZAR STREET, 3rd FLOOR, ROOM NO. 9, KOLKATA - 700 001 hereinafter called the PURCHASER (which expression shall unless excluded by or repugnant to the subject and context be deemed to mean and include its successors-in-office, legal representatives, administrators and assigns) of the OTHER PART.

WHEREAS one KHATUNECHHA BIBI wife of JOBED ALI MONDAL alias JABBAR ALI had been the recorded owner of agricultural land measuring an area of 01.31 satak out of 12 satak in R.S.DAG NO. 749, 01.20 satak out of 11 satak in R.S.DAG NO. 750 & 00.99 satak out of 09 satak in R.S.DAG NO. 752 i.e in total 03.50 Satak under L.R. Khatian No.- 160 situated at Mouza KALIKAPUR in P. S. - Rajarhat in the district of 24 - Paraganas (N).

AND WHEREAS KHATUNECHHA BIBI died leaving behind her two sons namely ICHHAK ALI GAZI, NAZRUL GAZI and one daughter SAHIDA BIBI and accordingly all of them became the owners of the said property as per Muslim Law of faraz and are well entitled to transfer the same to anyone in anyway.

AND WHEREAS ICHHAK ALI GAZI & OTHER have appointed a Constituted Attorney SK. ANAR ALI son of SK. SAFIK ALI residing at VILL. & P.O. - KASHINATHPUR, P.S. - RAJARHAT, DIST. - 24 - PARAGANAS (NORTH) by way of a registered G.P.A. bearing no. 00414 dated 16.06.06 copied in Book No. IV, Vol. No. 12, Pages 257 to 264 for the year 2006 duly registered at A.D.S.R., BIDHAN NAGAR.

AND WHEREAS ICHHAK ALI GAZI & OTHER, the vendors herein, are the absolute owners of the land measuring 02.33 Satak as mentioned in the schedule below and enjoy a good and marketable title on the said land which they proposes to transfer onto the purchaser herein for good and valuable consideration.

Contd...3

1283 11/12/06
 ডেপুটি নাম... Aerianseri Agency Pvt. Ltd.
 ঠিকানা... 8/1 Kal Barzan Street
 ডিস্ট্রিক্ট... পূর্ব মেদিনীপুর
 ডিভিশন... কলকাতা
 ডিবি... কলকাতা
 ডিবি... কলকাতা
 ডিবি... কলকাতা

[Handwritten Signature]

চালান নং
 মোট প্রাম্প ক্রয় তার...
 এই চালান নং-এ মোট কত টাকায়
 প্রাম্প খরিদ করা গিয়েছে
 প্রেরণকারীর নাম...
 ডেপুটি... মিতা দাস

06 DEC 2006

440000



Registrar of Companies
 North 24-Parganas
 West Bengal
 11/12/06



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL.

784116

AND WHEREAS the vendors have agreed to sell and the purchaser has agreed to purchase the plot of land measuring an area of 02.33 Satak hereinafter called the "said plot", more fully and particularly described in Schedule - I hereunder written, for a price of Rs. 1,00,000/- (Rupees One Lakh Only) and on the terms and conditions hereunder.

NOW THIS INDENTURE WITNESSETH THAT in pursuance of the said agreement between the parties and in consideration of a sum of Rs. 1,00,000/- (Rupees One Lakh Only) paid by the purchaser to the vendor before the execution of this present (the receipt of which the vendor doth hereby acknowledge) the vendor doth hereby grant convey and transfer unto the purchaser all that piece or parcel of the said plot of agricultural land more fully described in Schedule I with all sewers, drains, common fences, rights, liberties, privileges, easements and appurtenances whatsoever to the land hereditaments belonging or in anywise or usually held or enjoyed herewith or reputed to belong or to be appurtenant thereto AND ALL THAT ESTATE right title interest claim and demand whatsoever or the vendors into or upon the said land hereditaments and premises or any part thereof TOGETHER WITH All deeds pattahs and muniments to title whatsoever exclusively relating to or concerning with the said hereditaments and premises or any part thereof which nor are or hereafter shall or may be in the possession or power or control of the vendor or any other person from whom it they or any of them any procure the same without any action or suit TO HAVE AND TO HOLD the said land hereditaments and premises hereby granted or expressed on to be unto and to the use of the purchaser absolutely and forever but subject to the payment of the said fixed annual rent and the vendor doth hereby covenant the purchaser that notwithstanding any act deed or things by the vendor does executed or knowingly suffered to the contrary the vendor is now lawfully rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereditaments and premises hereby granted or expressed to be and every part thereof for a perfect and indefeasible estate or inheritance without any manner of condition use trust or otherwise whatsoever or after defeat encumber or make void the same and subject only to the payment of the said fixed annual rent and NOTWITHSTANDING any such act deed or things whatsoever as aforesaid the vendor hath in himself has good right and full power to grant the said land

Contd...4

1284

11/12/06

ক্রেতার নাম... *Adhansari Agency Ltd. ৭০২*

সি. অফিস... *শি. কে. বিহার স্ট্রীট*

স্ট্যাম্পের মূল্য... *১০০০/-* টাকা মাত্র

৭০১ - ১

স্ট্যাম্প ভেঙারের স্থান -

বিধান নম্বর (সংক্রান্ত)...

এ. ডি. এম. ডায়. অফিস

স্ট্যাম্প নং

মোট স্ট্যাম্প কত টুক... *০৬*

06 DEC 2006

এই চালান নং-এ মোট কত টাকার

স্ট্যাম্প খরিদ করা হয়েছে

ক্রেতার নাম - *গরাকপুর*

440000

ভেঙার - *মিতা নন্দ*



Handwritten signature

North 24-Parganas

12.12.06

Handwritten date



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL:

784117

hereditaments and premises hereby granted or expressed to be unto and to the use of the purchaser in manner aforesaid and the purchaser shall and may at all times hereafter peacefully and quietly possesses and enjoy the said land hereditaments and premises and received the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the vendor or any person lawfully or equitably claiming from under or in trust for it and that free and clear freely and clearly and absolutely discharged saved harmless and kept indemnified against all estate and encumbrances created by the vendor or any persons lawfully equitably claiming or in trust for it AND FURTHER that the vendor and all person or persons lawfully or equitably claiming any estate part thereof from under or in trust for the vendor shall and will from time to time and at all times hereafter at the request and costs of the purchaser do and execute or cause to be done or executed all such acts and things whatsoever for further and more perfectly assuring the said land hereditaments and premises and every part thereof unto and to use of the purchaser in manner aforesaid as shall or may be reasonably required.

The vendor doth hereby state that they are hereby executing this deed out of their free will and is not subject or any outside influences in the manner or execution of this sale deed, in a sound mind and good health and with full knowledge of the contents of this deed.

SCHEDULE OF THE PROPERTY

ALL THAT piece of Shali Land measuring an area of ~~0.87~~ satak in R.S.DAG NO. 749, ~~0.87~~ satak in R.S.DAG NO. 750 & ~~0.57~~ satak in R.S.DAG NO. 752 i.e in total ~~0.83~~ Satak under L.R. Khatian No.- 505, 508 & 576 within the limit of Patharghata Panchayat under Rajarhat Police Station, Additional Sub Registration Office Bidhan Nagar and according to the settlement records of rights finally published the plot is comprised at paraganas Kalikata Mouza - KALIKAPUR, J. L. No. 40, TOUZI NO. 10 in the district of 24 - Paraganas (north).

Contd...5

11/12/06

নং 1285

রেজিস্টার নং... Aerogramli Agency Ltd No 2

নাম... 8/1, Dal Bazar Street

মোটের মূল্য... 1000/- টাকা মাত্র

মোটের ভিতরে খামের -

খামের নাম (সংক্রান্ত সাক্ষর)

১. ডি. এম. মাহা বাকিন

[Handwritten signature]

চালান নং

মোট ট্যাক্সের মূল্য... ০৬

06 DEC 2006

এই চালান নং-এ মোট কত টাকার

ট্যাক্স খরিদ করা হইয়াছে

স্বাক্ষরকারীর নাম—শ্যামসুন্দর

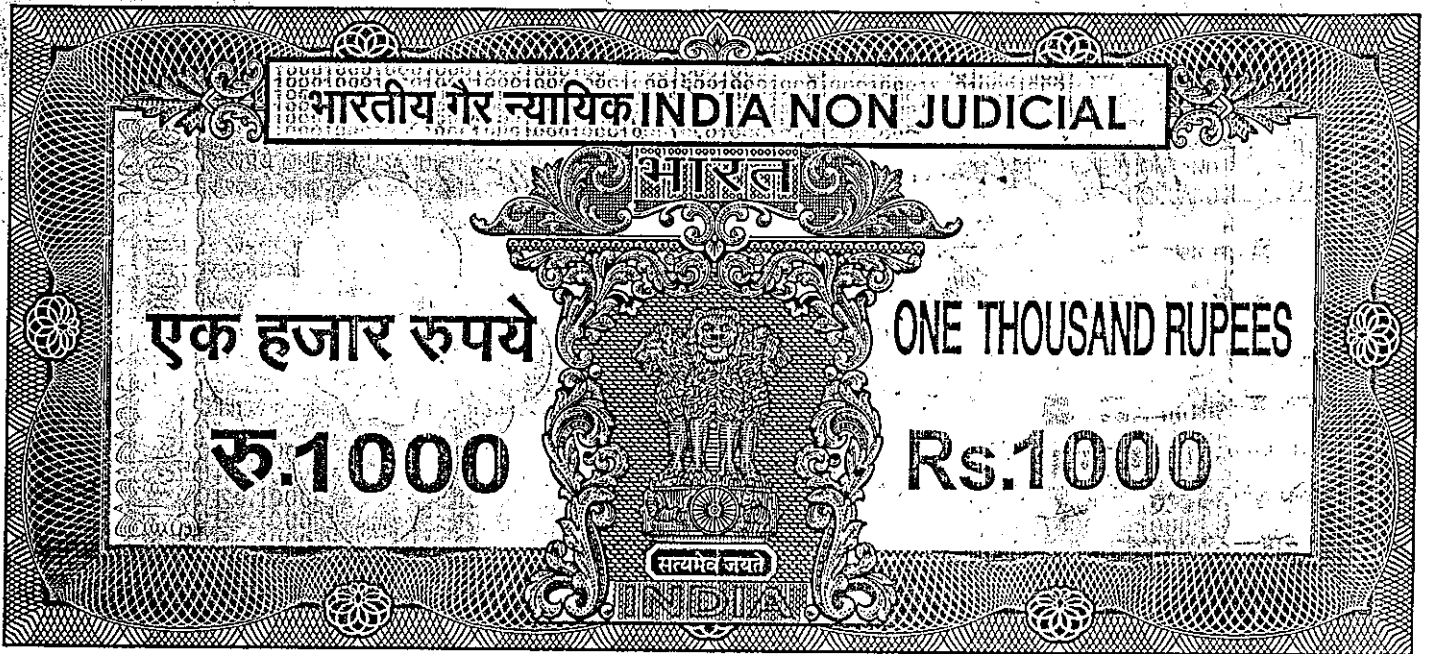
440000

ভেঙার—মিতা দত্ত



Registrar a/s T (2)
North 24-Parganas

11/12/06



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

784158

MEMO OF CONSIDERATION

Paid by AAKANSHI AGENCY PVT. LTD., by cash an amount of Rs. 1,00,000/-
(Rupees One Lakh Only)

WITNESSES :

1. *आकांशी एजेंसी प्रा. लि.*
काकाजी

2. *आकांशी एजेंसी प्रा. लि.*
काकाजी

आकांशी एजेंसी प्रा. लि.

CONSTITUTED ATTORNEY OF
ICHHAK ALI GAZI & OTHER

Contd...6

11/12/06

নং 1286

স্বাক্ষরকারীর নাম... *Adarshi Agency Pvt. Ltd.*

ঠিকানা... *8/1, Kail Benaru Street, Keri-1.*

স্ট্যাম্পের মূল্য... *1000/-* টাকা মাত্র

স্ট্যাম্প প্রত্যাহারের আবেদন

বিধান নম্বর (সংলগ্ন সনদে)

এ. বি. এম. বাই. অফিস *88009*

চালান নং

06 DEC 2006

মোট স্ট্যাম্প কত কপি...

এই চালান নং-এ মোট কত টাকায়

440000

স্ট্যাম্প-খরিদ করা হয়েছে

স্বাক্ষরকারীর নাম—*স্বাক্ষর*

ভেঙার—*মিতা দত্ত*



Handwritten signature

Registrar of Companies
North 24-Parganas
West Bengal
11/12/06

DISTRICT NORTH 24 PARAGANAH

OFFICE OF THE

Photo of the presentant should be pasted in the front page of the document



১৫/১১/৬০

(1)

Name : Status - Presentant

LEFT HAND FINGER PRINTS (বাম হাতের আঙ্গুলের ছাপ)

LITTLE	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS (ডান হাতের আঙ্গুলের ছাপ)

THUMB	FORE	MIDDLE	RING	LITTLE

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

১৫/১১/৬০

Signature of the Presentant

Presentant
Principal/

Executant/Claimant/Attorney
Guardian/Executor (✓)

LEFT HAND FINGER PRINTS (বাম হাতের আঙ্গুলের ছাপ)

LITTLE	RING	MIDDLE	FORE	THUMB

RIGHT HAND FINGER PRINTS (ডান হাতের আঙ্গুলের ছাপ)

THUMB	FORE	MIDDLE	RING	LITTLE

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

Signature of the Presentant/Executant/Claimant/Attorney/
Principal/Guardian/Testator (Tick the appropriate status)

2 1973

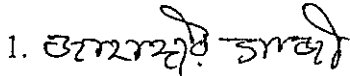


Signature of I (A)
North 24-Parganas
(B. R. S.)
16/12-06

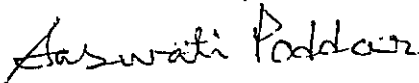
IN WITNESS WHEREOF the parties to these presents hereto set and subscribed their respective hands and seals on the day, month and year first above written.

This Indenture of Conveyance and the Memo of Consideration has been read over and explained to the vendors in Bengali language to which they have admitted and have understood

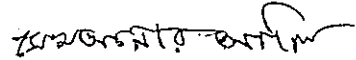
WITNESSES :

1. 

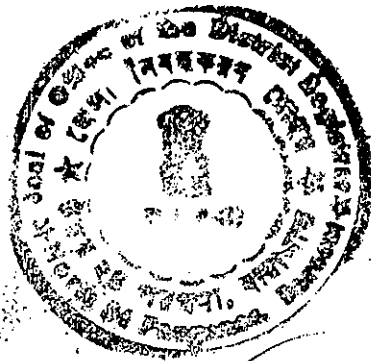
2. 



Drafted by: SASWATI PODDAR, Adv.
WB/236/01



CONSTITUTED ATTORNEY OF
ICHHAK ALI GAZI & OTHER



AS
Secretary u/s I (A)
North 24-Parganas
C. R. R. R.
11-12-56

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 17
Page from 676 to 690
being No 08469 for the year 2007.



(X) 21-February-2008
District Sub Register II
Office of the D.S.R.-II NORTH 24-PARGANAS
West Bengal

