

14421

2-13860/19



22/11/19

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL
 Certified that the above document is admitted to
 registration. The stamp of the Registrar's
 & the endorsement of the Registrar's
 with this document's are the part of this
 document.

1791169/19

R 108744

[Signature]

Additional District Sub-Registrar
Rajarhat New town, North 24-Pgs.

22 NOV 2019 CONVEYANCE

1. Date: 22nd November, 2019
2. Place: Kolkata
3. Parties:
 - 3.1 Abdul Rashid Middy, son of Late Meher Ali Middy, by Faith Muslim, by Occupation Business, residing at Village - Teghoria, Patharghata, Police Station - Rajarhat, Post Office - Kashinathpur, District- North 24 Parganas, Kolkata - 700135 (PAN BCQPM5113B) and (Aadhaar No. 6930 3238 4805)
(Vendor, include successors-in-interest)

নথর : 2923
সন ও তারিখ : 19-02-19
ক্রেতার নাম : Shri Nankar
ঠিকানা : Hattara, Dist. Bt
মূল্য : 10000/-
উভয় : [Signature]



হাটপাত কোর্ট
জেলা : উত্তর ২৪ পরগণা
সিদ্ধি তারিখ : 08 FEB 2019
মোট মূল্য বাবদ : RS.300000
ক্রেতার নাম : [Signature]
স্বাক্ষর : শ্রী সম্রাট হোম



Additional District Sub Registrar
Calcutta, New Town, North 24 Parganas

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Govt. of West Bengal
Directorate of Registration & Stamp Revenue
e-Challan

GRN: 19-201920-009703378-1

Payment Mode Online Payment

GRN Date: 21/11/2019 19:59:43

Bank : State Bank of India

BRN : CKL3602337

BRN Date: 21/11/2019 20:00:35

DEPOSITOR'S DETAILS

Id No. : 15230001791169/2/2019

[Query No./Query Year]

Name : IMRAN REALCON COMPANY

Contact No. : Mobile No. : +91 9051033251

E-mail :

Address : HATIARA PASCHIM PARA KOLKATA700157

Applicant Name : Mrs Roshni Laskar

Office Name :

Office Address :

Status of Depositor : Buyer/Claimants

Purpose of payment / Remarks : Sale, Sale Document

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	15230001791169/2/2019	Property Registration- Stamp duty	0030-02-103-003-02	121590
2	15230001791169/2/2019	Property Registration- Registration Fees	0030-03-104-001-16	24518

Total

146108

In Words : Rupees One Lakh Forty Six Thousand One Hundred Eight only



AND

3.2 **Imran Realcon Company** [PAN AAEFI5997C], a partnership firm having its office at Hatiara Paschimpara, Post Office Hatiara, Police Station Newtown, Kolkata 700157, represented by its Partners, namely (1) **Sk. Nasir**, [PAN ADSPN1335N] son of Late Sk. Rashid, by faith Muslim, by occupation Business, residing at Hatiara Paschimpara, Post Office Hatiara, Police Station Newtown, Kolkata 700157 and (2) **Rupsa Bibi**, [PAN AJLPB0681L] wife of Sk. Nasir, by faith Muslim, by occupation Business, residing at Hatiara Paschimpara, Post Office Hatiara, Police Station Newtown, Kolkata 700157.

3.3 **Imran Realestate Company** [PAN AAEFI5990F], a partnership firm having its office at Hatiara Paschimpara, Post Office Hatiara, Police Station Newtown, Kolkata 700157, represented by its Partners, namely (1) **Sk. Nasir**, [PAN ADSPN1335N] son of Late Sk. Rashid, by faith Muslim, by occupation Business, residing at Hatiara Paschimpara, Post Office Hatiara, Police Station Newtown, Kolkata 700157 and (2) **Rupsa Bibi**, [PAN AJLPB0681L] wife of Sk. Nasir, by faith Muslim, by occupation Business, residing at Hatiara Paschimpara, Post Office Hatiara, Police Station Newtown, Kolkata 700157.

(collectively **Purchasers**, includes successors-in-interest)

Vendor and Purchaser collectively **Parties** and individually **Party**

NOW THIS CONVEYANCE WITNESSES AS FOLLOWS:

4. **Subject Matter of Conveyance**

4.1 **Said Property:** Land measuring 5.33 decimal, out of total 16 (sixteen) decimal, comprised in R.S./L.R. Dag No. 1052, recorded in L.R. *Khatian* No. 921, *Manza* Kalikapur, J.L. No. 40, Police Station Rajarhat, Additional District Sub-Registrar Office



Regional District of Fraser Valley
Sheraton, New Town, North 24-Par

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Rajarhat, within Patharghata Gram *Panchayat* (PGP), District North 24 Parganas (Said Property) together with all title, benefits, easements, authorities, claims, demands, usufructs, tangible and intangible rights of whatsoever or howsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof.

5. Background, Representations, Warranties and Covenants

5.1 **Representations and Warranties Regarding Title:** The Vendor represents, warrants and covenants regarding title as follows:

5.1.1 **Ownership of Abdul Rashid Middya:** By a Deed of Conveyance dated 27th October, 1997, registered in the Office of the Additional District Sub-Registrar Bidhannagar (Salt Lake City), in Book No. 1, Volume No. 124, at Pages 361 to 366, being Deed No. 4425 for the year 1997, Shekh Sahid and Masura Bibi sold conveyed and transferred land measuring 5.33 decimal, out of total 16 (sixteen) decimal, comprised in R.S./L.R. *Dag* No. 1052, recorded in L. R. *Khatian* No. 365, *Mouza* Kalikapur, J.L. No. 40, Police Station Rajarhat, Additional District Sub-Registrar Office Rajarhat, within Patharghata Gram *Panchayat* (PGP), District North 24 Parganas together with others plot of land to Abdul Rashid Middya, for the consideration mentioned therein.

5.1.2 **Mutation:** Abdul Rashid Middya mutated his name, in the records of Land Revenue Settlement vide L. R. *Khatian* No. 921, as owner of his purchased property (Said Property).

5.1.3 **Absolute Ownership of Said Property:** In the abovementioned circumstances, the Vendor has become the undisputed owner of the Said Property, The Said Property is the Subject Matter of Conveyance.

5.2 **Representations, Warranties and Covenants Regarding Encumbrances:** The Vendor represents, warrants and covenants regarding encumbrances as follows:

5.2.1 **No Acquisition/Requisition:** The Vendor has not received any notice from any authority for acquisition, requisition or vesting of the Said Property and declare that the



Additional District Sessions Judge,
North 24 Parganas, West Bengal

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Said Property is not affected by any scheme of the *Panchayat* Authority or Government or any Statutory Body.

- 5.2.2 **No Excess Land:** The Vendor does not hold any excess vacant land under the Urban Land (Ceiling and Regulation) Act, 1976 or any excess land under the West Bengal Land Reforms Act, 1955 or the West Bengal Estates Acquisition Act, 1953.
- 5.2.3 **No Encumbrance by Act of Vendor:** The Vendor has not at any time done or executed or knowingly suffered or been party or privy to any act, deed, matter or thing, including grant of right of easement, whereby the Said Property or any part thereof can or may be impeached, encumbered or affected in title.
- 5.2.4 **Right, Power and Authority to Sell:** The Vendor has good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure the Said Property to the Purchasers.
- 5.2.5 **No Dues:** No tax in respect of the Said Property is due to the local authority and/or any other authority or authorities and no Certificate Case is pending for realization of any dues from the Vendor.
- 5.2.6 **No Right of Pre-emption:** No person or persons whatsoever have/had/has any right of pre-emption over and in respect of the Said Property or any part thereof.
- 5.2.7 **No Mortgage:** No mortgage or charge has been created by the Vendor by depositing the title deeds or otherwise over and in respect of the Said Property or any part thereof.
- 5.2.8 **Free From All Encumbrances:** The Said Property is now free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, *lis pendens*, uses, *debutters*, trusts, prohibitions, Income Tax attachments, financial institution charges, statutory prohibitions, acquisitions, requisitions, vestings, *bargadars* and liabilities whatsoever or howsoever made or suffered by the Vendor or any person or persons having or lawfully, rightfully or equitably claiming any estate or interest therein through, under or in trust for the Vendor or the Vendor's predecessors-in-title and the title of the Vendor to the Said Property is free, clear and marketable.



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5.2.9 **No Personal Guarantee:** The Said Property is not affected by or subject to any personal guarantee for securing any financial accommodation.

5.2.10 **No Bar by Court Order or Statutory Authority:** There is no order of Court or any other statutory authority prohibiting the Vendor from selling, transferring and/or alienating the Said Property or any part thereof.

6. **Basic Understanding**

6.1 **Agreement to Sell and Purchase:** The basic understanding between the Parties is that the Vendor will sell the Said Property to the Purchasers free from all encumbrances of any and every nature whatsoever and with good, bankable and marketable title and **together with** *khata*, vacant, peaceful and physical possession and the Purchasers will purchase the same on the representations, warranties and covenants mentioned in Clauses 5.1 and 5.2 and their sub-clauses mentioned above (collectively **Representations**).

7. **Transfer**

7.1 **Hereby Made:** The Vendor hereby sell, convey and transfer to the Purchasers the entirety of the Vendor's right, title and interest of whatsoever or howsoever nature in the Said Property more fully described in the **Schedule** below, being *shali* land measuring 5.336 decimal, out of total 16 (sixteen) decimal, comprised in R.S./L.R. *Dag* No. 1052, recorded in L.R. *Khatian* No. 3041, *Mouza* Kalikapur, J.L. No. 40, Police Station Rajarhat, Additional District Sub-Registrar Office Rajarhat, within Patharghata Gram *Panchayat* (**PGP**), District North 24 Parganas **together with** all title, benefits, easement, authorities, claims, demands, usufructs, tangible and intangible rights of whatsoever or howsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof, free from all encumbrances.

7.2 **Total Consideration:** The aforesaid transfer is being made in consideration of a sum of **Rs. 24,00,000/- (Rupees twenty four lac)** only paid by the Purchasers to the Vendor, receipt of which the Vendor hereby as well as by the Receipt and Memo of Consideration hereunder written, admit and acknowledge.



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Balerhat, New Tees, North 24 Pgs

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8. Terms of Transfer

8.1 **Salient Terms:** The transfer being effected by this Conveyance is:

8.1.1 **Sale:** a sale within the meaning of the Transfer of Property Act, 1882.

8.1.2 **Absolute:** absolute, irreversible and perpetual.

8.1.3 **Free from Encumbrances:** free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, *lis pendens*, uses, *debentures*, trusts, prohibitions, Income Tax attachments, financial institution charges, statutory prohibitions, acquisitions, requisitions, vesting, *bargadars* and liabilities whatsoever or howsoever made or suffered by the Vendor or any person or persons having or lawfully, rightfully or equitably claiming any estate or interest therein through, under or in trust for the Vendor or the Vendor's predecessors-in-title.

8.1.4 **Together with All Other Appurtenances:** together with all other rights the Vendor has in the Said Property and all other appurtenances including but not limited to customary and other rights of easements for beneficial use of the Said Property.

8.2 **Subject to:** The transfer being effected by this Conveyance is subject to:

8.2.1 **Indemnification:** express indemnification by the Vendor about the correctness of the Vendor's title, Vendor's authority to sell and non-existence of any encumbrances on the Said Property and this Conveyance is being accepted by the Purchasers on such express indemnification by the Vendor, which if found defective or untrue at any time, the Vendor shall, at all times hereafter, at the costs, expenses, risk and responsibility of the Vendor, forthwith take all necessary steps to remove and/or rectify. To this effect, the Vendor hereby covenants that the Vendor or any person claiming under the Vendor in law, trust and equity, shall, at all times hereafter, indemnifies and keep indemnified the Purchasers and/or the Purchasers' successors-in-interest and assigns, of, from and against any loss, damage, costs, charges and expenses, which may be suffered by the Purchasers and/or the Purchasers' successors-in-interest and assigns by reason of the aforesaid.

8.2.2 **Transfer of Property Act:** all obligations and duties of vendor and vendee as provided in the Transfer of Property Act, 1882, save as contracted to the contrary hereunder.



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- 8.3 **Delivery of Possession:** *Khas*, vacant, physical and peaceful possession of the Said Property has been handed over by the Vendor to the Purchasers.
- 8.4 **Outgoings:** All statutory revenue, cess, taxes, surcharge, outgoings and levies of or on the Said Property, relating to the period till the date of this Conveyance, whether as yet demanded or not, shall be borne, paid and discharged by the Vendor, with regard to which the Vendor hereby indemnifies and agrees to keep the Purchasers fully and comprehensively saved, harmless and indemnified.
- 8.5 **Holding Possession:** The Vendor hereby covenants that the Purchasers and the Purchasers' successors-in-interest and assigns shall and may, from time to time, and at all times hereafter, peacefully and quietly enter into, hold, possess, use and enjoy the Said Property and every part thereof and receive rents, issues and profits thereof and all other benefits, rights and properties hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be unto and to the Purchasers, without any lawful eviction, hindrance, interruption, disturbance, claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming any right or estate therein from under or in trust from the Vendor.
- 8.6 **No Objection to Mutation:** The Vendor declares that the Purchasers shall be fully entitled to mutate the Purchasers' name in all public and statutory records and the Vendor hereby expressly (1) consent to the same and (2) appoint the Purchasers as the constituted attorney of the Vendor and empowers and authorizes the Purchasers to sign all papers and documents and take all steps whatsoever or howsoever in this regard. Notwithstanding such grant of powers and authorities, the Vendor undertakes to cooperate with the Purchasers in all respect to cause mutation of the Said Property in the name of the Purchasers and in this regard shall sign all documents and papers as required by the Purchasers.
- 8.7 **Further Acts:** The Vendor hereby covenants that the Vendor or any person claiming under the Vendor, shall and will from time to time and at all times hereafter, upon every request and at the cost of the Purchasers and/or their successors-in-interest and



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New Town, North 24-Pgs

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assigns, do and execute or cause to be done and executed all such acts, deeds and things for further or more perfectly assuring the title of the Said Property.

Schedule

(Said Property)

Shali land measuring 5.33 decimal, being share of 0.3331 out of total 16 (sixteen) decimal, comprised in R.S./L.R. *Dag* No. 1052, recorded in L.R. *Khatian* No. 921, *Mouza Kalikapur*, J. L. No. 40, Police Station *Rajarhat*, Additional District Sub-Registrar Office *Rajarhat*, within Patharghata Gram *Pauchayat* (PGP), District North 24 Parganas, more or less and butted and bounded of full dag as follows :

Butted and bounded of full Dag No 1052

On the North : By RS/LR *Dag* No. 1050.
 On the East : By RS/LR *Dag* No. 1050.
 On the South : By RS/LR *Dag* No. 1053.
 On the West : By RS/LR *Dag* No. 1050.

Together with all title, benefits, easements, authorities, claims, demands, usufructs, tangible and intangible rights of whatsoever or howsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof.

Summary of the Said Property

<i>Mouza</i>			<i>Kalikapur</i>			
Sl. No.	R.S./L.R. <i>Dag</i> No.	Total Area (in decimal)	L.R. <i>Khatian</i> No *	Sold Share	Name of the Recorded Owner	Said Property (Mrk As)
1	1052	16	921	0.3331	Abdul Rashid Middy	5.33 Decimal Said Property



Additional District Sub-Registrar
New Town, North 24-Pgs

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9. Execution and Delivery

9.1 In Witness Whereof the Parties have executed and delivered this Conveyance on the date mentioned above.

আব্দুল-রশিদ মিদ্যা

(Abdul Rashid Middya)

[Vendor]

IMRAN REALCON COMPANY
SK Nali
RUPS = BiBi
Partner

(Imran Realcon Company)

IMRAN REALESTATE COMPANY
SK Nali
RUPS = BiBi
Partner

(Imran Realestate Company)

[Purchasers]

Witnesses:

Signature Md Kazzan Middya ; Signature Roshmi Laskar

Name Md Kazzan Middya , Name ROSHMI LASKAR

Mintu Paul
Mintu Paul
Advocate
High Court, Calcutta
Enrolment No. F/663/1713/2018



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Barnahal, North 24 Parganas

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Receipt And Memo of Consideration

Received from the within named Purchasers the within mentioned sum of Rs. 24,00,000/- (Rupees twenty four lac) only towards full and final payment of the consideration for sale of the Said Property described in the **Schedule** above, in the following manner :

Mode	Date	Bank	Amount (Rs.)
Chq No. 017900	21/11/2019	ICICI Bank	10,00,000/-
Chq No. 017901	22/11/2019	ICICI Bank	10,00,000/-
Chq No. 017902	22/11/2019	ICICI Bank	4,00,000/-
		Total	24,00,000/-

Abdul Rashid Middy

(Abdul Rashid Middy)

[Vendor]

Witnesses:




Signature Md Razzan Middy Signature Roshni Laskar
 Name Md Razzan Middy Name ROSHNI LASKAR
 Father's Name late - Meher Ali Middy Father's Name Dhritraj Laskar
 Address Tegharia, P.O. - Kashinath Address Tegharia Main Road
pur, ps - New post rd - 700035 Kol - 700157.



Additional District Sub-Registrar
Panchajanya, New Town, North 24-Pgs

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SPECIMEN FORM TEN FINGER PRINTS

Sl. No.	Signature of the executants and/or Presentants					
						
		Little	Ring	Middle (Left Hand)	Fore	Thumb
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						
		Little	Ring	Middle (Left Hand)	Fore	Thumb
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little
						
		Little	Ring	Middle (Left Hand)	Fore	Thumb
						
		Thumb	Fore	Middle (Right Hand)	Ring	Little



Additional District Sub Registrar
Belahat, North 24 Pgs

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भारत सरकार
GOVERNMENT OF INDIA



Abdul Rashid Middya
Date of Birth/DOB: 01/01/1960
Male/ MALE



6930 3238 4805

MEERA AADHAAR, MERI PEHCHAN

बाबु मेहर अलि मिदिया



भारत सरकार
GOVERNMENT OF INDIA

Address :

S/O Meher Ali Middya, TEGHORIA, PO-
KASHINATHPUR, PS- NEW TOWN,
Patharghata, North 24 Parganas,
West Bengal - 700135



1947



help@uidai.gov.in



www.uidai.gov.in

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



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

ABDUL RASHID MIDDYA
MEHER ALI MIDDYA

01/01/1960
Permanent Account Number
BCQPM5113B

Signature



आबुल-रशिद मिया



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

IMRAN REALCON COMPANY



07/08/2013

Permanent Account Number

AAEFI5997C

Signature

RUPS x BiBi



आयकर विभाग

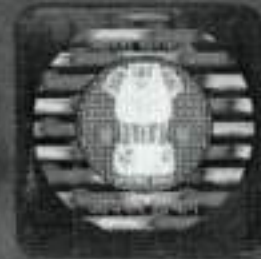
INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

IMRAN REALESTATE COMPANY



07/08/2013

Permanent Account Number

AAEF15990F

Signature

RUPS - BIBI



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

RUPSA BIBI

SHAIKH RASHID

15/07/1983
Permanent Account Number
AJLPB0681L

Rupsa Bibi
Signature



67000004

Rupsa Bibi



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SK NASIR
SHAIKH RASHID
15/12/1977



Permanent Account Number

ADSPN1335N



Signature

Shai



Major Information of the Deed

Deed No :	I-1523-13860/2019	Date of Registration	22/11/2019
Query No / Year	1523-0001791169/2019	Office where deed is registered	
Query Date	21/11/2019 7:12:35 PM	A.D.S.R. RAJARHAT, District: North 24-Parganas	
Applicant Name, Address & Other Details	Roshni Laskar T-68, Teghoria Main Road, District : North 24-Parganas, WEST BENGAL, PIN - 700157, Mobile No. : 8336953968, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document			
Set Forth value	Market Value		
Rs. 24,00,000/-	Rs. 24,51,800/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 1,22,590/- (Article:23)	Rs. 24,518/- (Article:A(1))		
Remarks			

Land Details :

District: North 24-Parganas, P.S.- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Kalikapur, JI No: 40, Pin Code : 700135

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-1052	LR-921	Bastu	Shall	5.33 Dec	24,00,000/-	24,51,800/-	
Grand Total :					5.33Dec	24,00,000 /-	24,51,800 /-	

Seller Details :



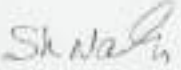



Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Abdul Rashid Middy Son of Meher Ali Middy Executed by: Self, Date of Execution: 22/11/2019 , Admitted by: Self, Date of Admission: 22/11/2019 ,Place : Office			
		22/11/2019	LTI 22/11/2019	22/11/2019
Teghoria, Patharghata, P.O:- Kashinathpur, P.S:- Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN - 700135 Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, PAN No.: BCQPM5113B, Aadhaar No: 69xxxxxxxx4805, Status :Individual, Executed by: Self, Date of Execution: 22/11/2019 , Admitted by: Self, Date of Admission: 22/11/2019 ,Place : Office				



Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Imran Realcon Company Hatiara Paschimpara, P.O.- HATIARA, P.S.- New Town, District-North 24-Parganas, West Bengal, India, PIN - 700157 , PAN No.: AAEFI5997C,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative
2	Imran Realestate Company HATIARA PASCHIMPARA, P.O.- HATIARA, P.S.- New Town, Bidhannagar, District-North 24-Parganas, West Bengal, India, PIN - 700157 , PAN No.: AAEFI5990F,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Sk Nasir (Presentant) Son of Late Sk Rashid Date of Execution - 22/11/2019, , Admitted by: Self, Date of Admission: 22/11/2019, Place of Admission of Execution: Office			
		Nov 22 2019 4:42PM	LTI 22/11/2019	22/11/2019
	Hatiara Paschimpara, P.O:- Hatiara, P.S:- New Town, District-North 24-Parganas, West Bengal, India, PIN - 700157, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , PAN No.: ADSPN1335N, Aadhaar No: 98xxxxxxx4168 Status : Representative, Representative of : Imran Realcon Company (as PARTNER), Imran Realestate Company (as PARTNER)			
2	Name	Photo	Finger Print	Signature
	Rupsa Bibi Wife of Sk Nasir Date of Execution - 22/11/2019, , Admitted by: Self, Date of Admission: 22/11/2019, Place of Admission of Execution: Office			
		Nov 22 2019 4:41PM	LTI 22/11/2019	22/11/2019
	P.O.- Hatiara, P.S:- New Town, District-North 24-Parganas, West Bengal, India, PIN - 700157, Sex: Female, By Caste: Muslim, Occupation: Business, Citizen of: India, , PAN No.: AJLPB0681L, Aadhaar No: 99xxxxxxx4499 Status : Representative, Representative of : Imran Realcon Company (as PARTNER), Imran Realestate Company (as PARTNER)			

Identifier Details :

Name	Photo	Finger Print	Signature
SUBRATA DEBNATH Son of SAMIR DEBNATH T-68, Teghoria Main Road, P.O:- Hatiara, P.S:- Baguiati, District-North 24-Parganas, West Bengal, India, PIN - 700157			
	22/11/2019	22/11/2019	22/11/2019
Identifier Of Abdul Rashid Middy, Sk Nasir, Rupsa Bibi			



Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Abdul Rashid Middy	Imran Realcon Company-2.665 Dec, Imran Realestate Company-2.665 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S.- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Kalikapur, JI No: 40, Pin Code : 700135

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1052, LR Khatian No:- 921	Owner:আব্দুল রশিদ মিদে, Gurdian:মেহের আলি মিদে, Address:পাথরঘাটা , Classification:শানি, Area:0.05000000 Acre.	Abdul Rashid Middy

Endorsement For Deed Number : I - 152313860 / 2019

On 22-11-2019

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 23 of Indian Stamp Act 1899.

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

Presented for registration at 14:25 hrs on 22-11-2019, at the Office of the A.D.S.R. RAJARHAT by Sk Nasir .

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 24,51,800/-

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

Execution is admitted on 22/11/2019 by Abdul Rashid Middy, Son of Meher Ali Middy, Teghoria, Patharghata, P.O: Kashinathpur, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Muslim, by Profession Business

Indetified by SUBRATA DEBNATH, . . Son of SAMIR DEBNATH, T-68, Teghoria Main Road, P.O: Hatiara, Thana: Baguiati, . North 24-Parganas, WEST BENGAL, India, PIN - 700157. by caste Hindu, by profession Service

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

Execution is admitted on 22-11-2019 by Sk Nasir, PARTNER, Imran Realcon Company (Partnership Firm), Hatiara Paschimpara, P.O:- HATIARA, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700157, PARTNER, Imran Realestate Company (Partnership Firm), HATIARA PASCHIMPARA, P.O:- HATIARA, P.S:- New Town, Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN : 700157

Indetified by SUBRATA DEBNATH, . . Son of SAMIR DEBNATH, T-68, Teghoria Main Road, P.O: Hatiara, Thana: Baguiati, . North 24-Parganas, WEST BENGAL, India, PIN - 700157, by caste Hindu, by profession Service

Execution is admitted on 22-11-2019 by Rupsa Bibi, PARTNER, Imran Realcon Company (Partnership Firm), Hatiara Paschimpara, P.O:- HATIARA, P.S:- New Town, District:-North 24-Parganas, West Bengal, India, PIN - 700157, PARTNER, Imran Realestate Company (Partnership Firm), HATIARA PASCHIMPARA, P.O:- HATIARA, P.S:- New Town, Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700157

Indetified by SUBRATA DEBNATH, . . Son of SAMIR DEBNATH, T-68, Teghoria Main Road, P.O: Hatiara, Thana: Baguiati, . North 24-Parganas, WEST BENGAL, India, PIN - 700157. by caste Hindu, by profession Service



Payment of Fees

Certified that required Registration Fees payable for this document is Rs 24,518/- (A(1) = Rs 24,518/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 24,518/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 21/11/2019 8:00PM with Govt. Ref. No: 192019200097033781 on 21-11-2019, Amount Rs: 24,518/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKL3602337 on 21-11-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,22,590/- and Stamp Duty paid by Stamp Rs 1,000/-, by online = Rs 1,21,590/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 2923, Amount: Rs. 1,000/-, Date of Purchase: 19/02/2019, Vendor name: Samrat Bose

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 21/11/2019 8:00PM with Govt. Ref. No: 192019200097033781 on 21-11-2019, Amount Rs: 1,21,590/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKL3602337 on 21-11-2019, Head of Account 0030-02-103-003-02



Sanjoy Basak
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
North 24-Parganas, West Bengal



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1523-2019, Page from 557279 to 557303
being No 152313860 for the year 2019.



Digitally signed by SANJOY BASAK
Date: 2019.12.03 11:05:40 +05:30
Reason: Digital Signing of Deed.

Basak

(Sanjoy Basak) 03-12-2019 11:05:20 AM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
West Bengal.

(This document is digitally signed.)

