

00027

307403

23

500Rs.



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

00AA 573077

STAMP DUTY RULE 21 AND 22  
 1/55 (1) of the W. B. L. R.  
 Act. 1955 duty Stamped Exempt  
 from does not require stamp duty  
 under the Indian Stamp Act  
 1899. Schedule I. A. No. 23+4+4

133- 11/12/81  
20 - 3.12.01

9/12/81 11/12/81 15/12/81

37891704 11/12/81 16020

Stamp Paid

37600/100 (NO 12856)

27/1/80

Dist. District Sub-Reg.  
 Bahadurgar (Dist. Bahadurgar)

CONVEYANCE  
 VALUED AT RS. 2,50,000/-

Someshwar Ave Br. Cl  
 File 5170f  
 sealed in  
 28/1/80

00027  
 S-6000  
 20-16020  
 20,020  
 250,000  
 23+4+4  
 A-2729  
 B-79  
 C-79  
 27/1/80

THIS INDENTURE is made on this 3rd day of January Two Thousand Six BETWEEN JAFAR ALL MONDAL, son of Late Manick Mondal, by faith Muslim, Indian Citizen, by occupation - Landholder and residing at Atghara, P.S. Rajarhat, District North 24-Perganas, hereinafter called the "VENDOR" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, representatives and assigns) of the ONE PART ;

AND

28/1/80

500Rs.



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

00AA 573078

-(2) :-

A N D

M/S. LAGAN COMMODITIES PVT. LTD., Company incorporated under the Indian Companies Act, 1956, having its registered office at 8/1, Lalbazar Street, Kolkata - 700 001 (3rd floor), hereinafter called the "PURCHASER" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its successors, successors-in-office, administrators and assigns of the OTHER PART ;

VINOD KUMAR JAISWAL, son of Late Trebani Prasad Jaiswal, residing at Atghera, P.S. Rajarhat, Dist. North 24-Parganas, by faith Hindu, Indian, by occupation Business, hereinafter called the "CONFIRMING PARTY".

WHEREAS

ANNUAL E



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

00AA 573079

-(3)-

WHEREAS the Vendor Jafar Ali Mondal along with his brothers Yar Ali Mondal, Umar Ali Mondal, Momrej Ali Mondal all sons of Manick Mondal and Rahat Bux Mondal, son of Medar Bux Mondal collectively purchased an area of land 08 decimals of C.S. Dag No. 731, R.S. Dag No. 722, an area of land 06 decimals of C.S. Dag No. 734, R.S. Dag No. 725 under C.S. Khatian No. 341/1, R.S. Khatian No. 370, and an area of land 11 decimals of C.S. Dag No. 717, R.S. Dag No. 707 under C.S. Khatian No. 341, R.S. Khatian No. 363 in Mouza - Atghara, P.S. Rajarhat, District 24-Parganas. They purchased from the sellers therein (1) Faraj Tarafdar, son of Late Ahad Bux Tarafdar, (2) Dukhi Tarafdar son of Late Elez Bux Tarafdar and (3) Seranjan Bibi, wife of Late Ahmed Ali Mondal and (4) Elejan Bibi wife of Komoreddin Mallick of Atghara, P.S. Rajarhat, District

500Rs.



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

00AA 573080

-: (4) :-

24-Farganas vide a registered Deed at Cossipore Gm Dum Registry Office recorded in Book No. I, Volume No. 31, Pages 274 to 277, and Being No. 2551 for the year 1968.

AND WHEREAS the Vendor herein Jafar Ali Mondal and his four co-sharers became the absolute and bonafide owner of 1/5th share of each in the aforesaid plots or Dags No. 722, 725 and 707 totally land of 25 decimals and then after the said Rehat Bax Mondal died intestate leaving behind him his wife Sokarjan Bibi and only sister Sakina Khatun alias Bibi and they inherited into the left property of deceased Rehat Bax Mondal according to the Muslim succession Act.

AND

500Rs.



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

00AA 573081

-: (5) :-

AND WHEREAS the Vendor herein Japur Ali Mondal as became the absolute and bonafide owner of the 1/5th or 20% sharer of total land of 25 decimals which duly recorded in L.R. Settlement Zarip in Khatian No. Kri 379 and also purchased 1/4th share land from the seller Sakina Bibi alias Khatun out of the inherited into left property of her brother Rehat Lux Mondal as recorded L.R. Settlement Khatian No. Kri 718 vide Vendor's purchased Deed recorded in Book No. I, Volume No. 108, pages 143 to 166, Being No. 5336 for the year 1988 and by an another deed recorded in Book No. I, Volume No. pages to Being No. 5396 for the year 1988, both the deeds were registered at A. U. S. R. O. Bidhanagar.

AND

500Rs.



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

00AA 573082

-: (6) :-

AND WHEREAS the Vendor herein Jaifar Ali Mondal thus became the absolute and benafide owner from the above deed and his own recorded land totalling an area of 5.94 decimals in part of the plots or Dag Nos. 722, 725 and 707 which lying and situate in Mouza Atghere, P.S. Rajerhat in the District of North 24-Parganas within the limit of Rajerhat Gopalspur Municipality ward No. 6 and within the jurisdiction of A.D.S.R.O. Bidhannagar and the Vendor have been possessing and enjoying in his own khas without any interruption and free from all encumbrances.

I am confirming party do hereby confirm and have consent to sale hereunder schedule landed property.

AND

APPROVAL



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

00AA 573083

-(7) :-

AND WHEREAS the Vendor herein has agreed to sell hereunder schedule landed property and the Purchaser has/have agreed to purchase ALL THAT piece and parcel of land totalling an area 8.84 decimals more or less or equivalent to 3 cottahs & Chittaks 23' square feet more or less undivided his full share of khas land serially and particularly described hereunder written hereinafter called the said property at or for the consideration of Rs. 2,50,000/- (Rupees two lacs fifty thousand only).

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement in consideration of the said sum of Rs. 2,50,000/- (Rupees two lacs fifty thousand only) paid by the Purchaser before the execution of these presents the receipt of which

the

500Rs.



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

00AA 573084

-: (8) :-

the Vendor do hereby admit and acknowledge and of and from the same and every part thereof acquired, released and discharge the purchaser its heirs, executors, administrators and legal representatives every one of the said convey, transfer and assure unto the Purchaser its heirs, successors administrators free from all encumbrances all that piece and parcel of land measuring 5.94 decimals be the same a little more or less at Mouza Atghara, P.S. Rajarhat, at Deg Nos. 707, 725 and 722 and J.L. No. 10, Touzi No. 172, morefully and particularly described in the schedule hereunder written and hereinafter called the said property.

OR HOWSOEVER OTHERWISE the said land or any part thereof now are or is heretofore were or was situated tenanted butted bounded

called



-: (9) :-

called known numbered described distinguished together with walls, water course, lights, rights, liberties privileges easements, appendages, appurtenances whatsoever to the said land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed to or to be appurtenant thereto. and all the estate right title interest claim and demand whatsoever of the vendor into or upon the said property or any part thereof together with all deeds pattens and muniments of title whatsoever in anywise relating to or concerning the said property or any part thereof which now are or hereafter shall or may be in the possession power or control of the Vendor or any other person or persons from whom he or he or any of his may procure the same without any action together with the benefits of all covenants relating to any deeds pattens and muniments of title whatsoever in any way relating to any concerning the said property hereby granted transferred and conveyed or expressed so to be unto and to the use of the purchaser that notwithstanding any act, deed or thing by the vendor by any of his and heirs or predecessors in title done executed or knowingly suffered to the contrary the vendor is now lawful rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said property hereby granted, transferred and conveyed or expressed so to be and every part thereof for perfect and indefeasible estate or inheritance without any manner or condition and use trust or other things whatsoever to alter defeat encumber or make void the said and that notwithstanding any such act deeds or thing whatsoever as aforesaid by the vendor have now himself have good right full power

to

to grant the said property hereby granted, transferred and conveyed expressed as to be unto and to the use of the Purchaser shall and may at all times hereafter peaceably and equitably possess enjoy the said land received the rents, issues and profits thereof without any lawful eviction interruptions claim or demand whatsoever from or by the Vendor any person or persons lawfully equitably claiming from under or in trust for him or from or under any of his ancestors or predecessors in title and that free and clear and freely and clearly and absolutely discharged saved harmless and kept indemnified against all estate and encumbrances created by the vendor or by any of his ancestors or predecessors in title or any persons or persons lawfully or equitably from under or in trust for him and further the vendor and all person or persons having or lawfully or equitably claiming any estate or interest in the said property or any part thereof and at the request and costs of the Purchaser do and execute or cause to be done and execute all such acts, deeds and things whatsoever for further and more perfectly assuring the said property and every part thereof unto and to the use of the Purchaser in the manner aforesaid as shall or may be reasonably required.

THE SCHEDULE OF THE PROPERTY REFERRED TO ABOVE :

ALL THAT pieces and parcel of Sali land containing an area of 5.94 decimals or equivalent to 3 (three) cottahs 9 (Nine) Chittaks 23' (twenty three) square feet more or less

undivided

-: (11) :-

undivided land out of 25 decimals mentioned hereunder lying and situate in Mouza Atghara, P. S. Rajarhat, District North 24-Parganas within the limit of Rajarhat Gopalpur Municipality under Ward No. 6 within the jurisdiction of A. D. S. R. O. Bidhan Nagar (Salt Lake City), J. L. No. 10, R. S. No. 123, Touzi No. 172.

Sl. No.	R. S. Khatian No.	L. R. Khatian No.	R. S. & L. R. Dag No.	Area of Land	sold area
1.	370	718	722.	08 Dec.	1.9 Dec.
2.	370	379	725	06 "	1.43 "
3.	368	379	707	11 "	2.61 "

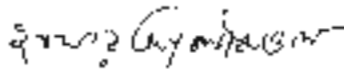
The conveyed land 23.75% out of 25 decimals i.e. 5.94 decimals land more or less being sold in this Deed.

The land is Rayat Dakhali Swattiya under the Govt. of West Bengal.

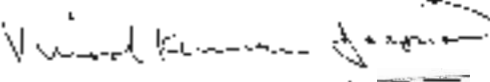
IN WITNESS WHEREOF the vendor has hereunto set and subscribed his hands on the day, month and year first above written.

SIGNED AND DELIVERED by  
the VENDOR at Kolkata in  
the presence of :

1. Santosh Kumar - Swamish  
47 E. 17 Road, Sec-11, V. T. P.  
Kolkata - 700054

  
SIGNATURE OF THE VENDOR.

2. Kali Prada Das  
108 South Sumitran Rd  
121 - 30

  
SIGNATURE OF THE CONFIRMING PARTY

RECEIVED

-: (12) :-

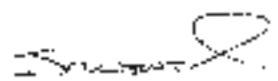
RECEIVED of and from within named Purchaser the within men-  
tioned sum of Rs. 2,50,000/- (Rupees two lacs fifty thousand  
only) in full payment of the total consideration as per memo  
below :

MEMO OF CONSIDERATION

Paid by cheque No - 348834 drawn from Corporation Bank at 02/01/06 in favour of Vinod Kumar Sharma	Rs. 1,20,000/-
Partly cheque No 378833 drawn from Corporation Bank at 02/01/06 in favour of Vinod Kumar Sharma	Rs. 1,30,000/-
<b>TOTAL.</b>	<b>Rs. 2,50,000/-00</b>

(Rupees two lacs fifty thousand only).

WITNESSES:

1. *Singh Kumar*  *Vinod Kumar Sharma*

SIGNATURE OF THE VENDOR.

2. *Kalipada Das*

*Vinod Kumar Sharma*  
Purchasing Party

Drafted by :

*Gostha Behari Ghosh*  
Gostha Behari Ghosh,  
of Jagadishpur, P. S. Rajarhat,  
Licence No. DW-XVI-I.












Typed by :

*K. S. Ghosh*  
K. S. Ghosh of Bikash Bhawan,  
Salt Lake City, Kolkata - 91.

SIGNATURE OF THE  
PRESENTANT/  
EXECUTANT/SELLER/  
BUYER/CAJMENT  
WITH PHOTO

**UNDER RULE 44A OF THE I.R. ACT 1908**

**N.B. - LH BOX-SMALL TO THUMB PRINTS  
R.H. BOX- THUMB TO SMALL PRINTS**

 Soumen Bhattacharya Soumen Bhattacharya	LH.					
	RH.					

ATTESTED :-

 Vinod Kumar Vinod Kumar	LH.					
	RH.					

ATTESTED :- Vinod Kumar

 Anil Kumar Anil Kumar	LH.					
	RH.					

ATTESTED :- Anil Kumar