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# भारतीय गैर न्यायिक

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₹.10



TEN  
RUPEES  
Rs.10

## INDIA NON JUDICIAL

पश्चिम बंगाल, पश्चिम बंगाल, WEST BENGAL

59AA 028318

PAN  
A Vast  
2/c 2210/12  
18768/12  
6-06 P.M.

Additional Registrar of Assurances  
Kolkata



Certified that the Document is admitted to Registration. The Signature and endorsement sheets attached to this Document are the part of this Document.

Additional Registrar of Assurances  
Kolkata

### CONVEYANCE

1. Date: 18<sup>th</sup> July 2012

2. Place: Kolkata

3. Parties

3.1 **Sekh Nazrul Islam alias Sk. Nazrul Islam**, son of Late Sheikh Amanullah, residing at Village Raigachi Sesh More, Post Office Rajarhat, Kolkata-700135, Police Station Rajarhat, District North 24 Parganas (PAN AAJPI6520L) *[Signature]*  
(Vendor, includes successors-in-interest)

*[Signature]*

*[Signature]*

5125  
10 JUL 2012  
Value.....  
L.S.  
High Court A.S.

SAHA & RAY  
Advocates  
24/1, 3rd Floor, ...  
7C, Kanan ...

Sulata Chatterjee  
e-5024

RYANSHWAR PROMOTERS PRIVATE LIM.  
PRADYUMNA REALTORS PRIVATE LIMITED  
KHATUWALA GRIHA NIRMAN PRIVATE LIMITED  
Sulata Chatterjee

AUTHORISED SIGNATORY

e-5025

SK Noor Islam

SK NOOR ISLAM  
S/O YUSFAU  
Raigachi P.O. Rajshahi  
Kl-700125  
27/5/12

ADDITIONAL REGISTRAR  
OF ASSURANCES-KOLKATA  
18 JUL 2012

And

- 3.2 **Gyaneshwar Promoters Private Limited**, a company incorporated under the Companies Act, 1956, having its registered office at 2<sup>nd</sup> Floor, 109, Park Street, Kolkata-700016, Police Station Park Street (**PAN AAECG6505D**), represented by its authorized signatory ~~Subrata Chakraborty~~, son of Satinath Chakraborty, of 99A, Park Street, Kolkata-700016, Police Station Park Street
- 3.3 **Pradyumna Realtors Private Limited**, a company incorporated under the Companies Act, 1956, having its registered office at 2<sup>nd</sup> Floor, 109, Park Street, Kolkata-700016, Police Station Park Street (**PAN AAGCP5193A**), represented by its authorized signatory Subrata Chakraborty, son of Satinath Chakraborty, of 99A, Park Street, Kolkata-700016, Police Station Park Street
- 3.4 **Khatuwala Griha Nirman Private Limited**, a company incorporated under the Companies Act, 1956, having its registered office at 2<sup>nd</sup> Floor, 109, Park Street, Kolkata-700016, Police Station Park Street (**PAN AAECK7024K**), represented by its authorized signatory Subrata Chakraborty, son of Satinath Chakraborty, of 99A, Park Street, Kolkata-700016, Police Station Park Street  
(collectively **Purchasers**, includes successors-in-interest).

Vendor and Purchasers, collectively **Parties** and individually **Party**.

#### NOW THIS CONVEYANCE WITNESSES AS FOLLOWS:

#### 4. Subject Matter of Conveyance

- 4.1 **Said Property:** *Sahi* (agricultural) land measuring 25 (twenty five) decimal equivalent to 15 (fifteen) *cottah* 2 (two) *chittack* and 19.08 (nineteen point zero eight) square feet, more or less [out of 75 (seventy five) decimal equivalent to 2 (two) *higha* 5 (five) *cottah* 7 (seven) *chittack* and 12.24 (twelve point two four) square feet, more or less], being a portion of R.S./L.R. *Dag* No. 642, recorded in L.R. *Khatun* No. 1371, *Mouza* Raigachi, J.L. No.12, Police Station Rajarhat, within the jurisdiction of Rajarhat-Bishnupur No. 1 *Gram Panchayat* (**RBGP No.1**), Sub-Registration District Bidhannagar, District North 24 Parganas, morefully described in the **Schedule** below and the said *Dag* No. 642 being delineated on the **Plan** annexed hereto and bordered in colour **Red** thereon (**Said Property**) **together with** all title, benefits, easements, authorities, claims, demands, usufructs and tangible and intangible rights of howsoever or whatsoever nature of the Vendor in the Said Property and appurtenances and inheritances for access and user thereof, free from all encumbrances.

#### 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 **Purchase by Sakera Khatun:** By a Deed of Sale in Bengali language (*Kobala*) dated 23<sup>rd</sup> April, 1959, registered in the Office of the Sub-Registrar, Cossipore Dum Dum, in Book No. I, Volume No. 41, at Pages 159 to 162, being Deed No. 3265 for the year 1959, Sakera Khatun *alias* Sakeya Khatun (**Sakera**) purchased from Sahadat Hossain *inter alia sahi* (agricultural) land measuring 75 (seventy five) decimal equivalent to 2 (two)

2



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ADDITIONAL REGISTRAR  
REGISTRATION DEPARTMENT, KOLKATA  
18 JUL 2012

bigha 5 (five) cottah 7 (seven) chittack and 12.24 (twelve point two four) square feet, more or less, comprised in R.S. *Dag* No. 642, recorded in R.S. *Khatian* No. 259, *Mouza* Raigachi, J.L. No.12, Police Station Rajarhat, District North 24 Parganas, for the consideration mentioned therein (**Sakera's Land**).

- 5.1.2 **Record of Rights of Sakera:** Sakera got her name recorded in L.R. *Khatian* No.1371 of the Land Reforms Settlement in respect of the entirety of Sakera's Land.
- 5.1.3 **Gift by Sakera:** By a Deed of Gift in Bengali language (*Daanpatra*) dated 17<sup>th</sup> September, 2007, registered in the Office of the District Sub-Registrar II, North 24 Parganas, in Book No. I, CD Volume No. 8, at Pages 14249 to 14259, being Deed No.07864 for the year 2008, Sakera, out of her natural love and affection, gifted and transferred the entirety of Sakera's Land to her 3 (three) sons namely, (1) Sekh Rafikul Islam (2) Sekh Nazrul Islam (the Vendor herein) and (3) Sekh Mofizul Islam, who became the joint and absolute owners of the entirety of Sakera's Land, having 1/3<sup>rd</sup> (one-third) share each in Sakera's Land.
- 5.1.4 **Absolute Ownership of Vendor:** In the abovementioned circumstances, the Vendor has become the absolute owner of the Said Property, comprised in Sakera's Land.
- 5.2 **Representations, Warranties and Covenants by Vendor:** The Vendor represents, warrants and covenants 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 declares that the Said Property is not affected by any scheme of any Local Authority or Statutory Body.
- 5.2.2 **No Excess Land:** The Vendor does not hold any excess vacant land under the Urban Land (Ceiling & Regulation) Act, 1976 or any excess land under the West Bengal Land Reforms Act, 1955 and 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*, *debentures*, trusts, prohibitions, Income Tax attachments, financial institution charges.



OF A  
18 JUL 2012



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.

- 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 **Sale of Said Property:** The basic understanding between the Vendor and the Purchasers is that the Vendor shall 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 *khaz*, vacant, peaceful and physical possession and the Purchasers shall purchase the same from the Vendor.
- 6.2 **Surrender of Rights by Pioneer Prodev Private Limited:** Pioneer Prodev Private Limited (**Pioneer Prodev**), having its registered office at 3<sup>rd</sup> floor, Lenin Sarani, Kolkata-700013 has been claiming possessory right over the Said Property but by virtue of commercial negotiation and amicable settlement, Pioneer Prodev hereby surrenders/releases such claims in favour of the Purchasers. The Vendor shall have no responsibility or obligation in this regard.

## 7. Transfer

- 7.1 **Hereby Made:** The Vendor hereby sells, conveys and transfers to the Purchasers the entirety of the Vendor's right, title and interest of whatsoever or howsoever nature in the Said Property, described in the **Schedule** below, being *sali* (agricultural) land measuring 25 (twenty five) decimal equivalent to 15 (fifteen) *cottah* 2 (two) *chittack* and 19.08 (nineteen point zero eight) square feet, more or less [out of 75 (seventy five) decimal equivalent to 2 (two) *bigha* 5 (five) *cottah* 7 (seven) *chittack* and 12.24 (twelve point two four) square feet, more or less], being a portion of R.S./L.R. *Dag* No.642, recorded in L.R. *khata* No. 1371, *Mouza* Raigachi, J.L. No.12, Police Station Rajarhat, within the jurisdiction of RBGP No.I, Sub-Registration District Bidhannagar, District North 24 Parganas, the said *Dag* No. 642 being delineated on the **Plan** annexed hereto and bordered in colour **Red** thereon **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, free from all encumbrances.
- 7.2 **Consideration:** The aforesaid transfer is being made in consideration of a sum of Rs.27,27,273/- (Rupees twenty seven lac twenty seven thousand two hundred and seventy three) paid by the Purchasers to the Vendor, receipt of which the Vendor hereby and by the Receipt And Memo of Consideration hereunder written, admits and acknowledges.

## 8. Terms of Transfer

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*[Handwritten signature]*

ADDITIONAL REGISTRAR  
OF ASSURANCES-II, KOLKATA  
18 JUL 2012



- 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, *debutters*, 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, indemnify and keep indemnified the Purchasers and/or the Purchasers' successors-in-interest, 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 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.
- 8.3 **Delivery of Possession:** *Alas*, vacant 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, outgoing and levies of or on the Said Property, relating to the period till the date of this Conveyance, in respect of which demand has been made and is in the knowledge of the Vendor, 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' 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



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ADDITIONAL  
OF ASSURANCE  
18 JUL 2012

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' names in all public and statutory records and the Vendor hereby expressly (1) consents to the same and (2) appoints the Purchasers as the constituted attorneys 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 names 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, 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)**

*Sali* (agricultural) land measuring 25 (twenty five) decimal equivalent to 15 (fifteen) *cottah* 2 (two) *chittack* and 19.08 (nineteen point zero eight) square feet, more or less [out of 75 (seventy five) decimal equivalent to 2 (two) *bigha* 5 (five) *cottah* 7 (seven) *chittack* and 12.24 (twelve point two four) square feet, more or less], being a portion of R.S./L.R. *Dag* No.642, recorded in L.R. *Mhatian* No. 1371, *Mouza* Raigachi, J.L. No.12, Police Station Rajarhat, within the jurisdiction of Rajarhat-Bishrupur No. 1 *Gram Panchayat*, Sub-Registration District Bidhannagar, District North 24 Parganas, the said *Dag* No. 642 being delineated on the **Plan** annexed hereto and bordered in colour **Red** thereon and butted and bounded as follows:-

<b>On the North</b>	: By R.S./L.R. <i>Dag</i> No. 629
<b>On the East</b>	: By R.S./L.R. <i>Dag</i> No. 641
<b>On the South</b>	: By R.S./L.R. <i>Dag</i> Nos. 643 and 1040
<b>On the West</b>	: By R.S./L.R. <i>Dag</i> No. 1039

**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.

**9. Execution and Delivery**

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

  
\_\_\_\_\_  
(Skh Nazrul Islam alias Sk. Nazrul Islam)  
[Vendor]



A handwritten signature in black ink is positioned above the official stamp. The signature is stylized and appears to consist of a few connected strokes.

ADDITIONAL REGISTRAR  
OF ASSURANCE W. B. KOLKATA  
18 JUL 2012

Read over and explained the contents of this document by me to Sekh Nazrul Islam alias Sk. Nazrul Islam in Bengali language, who after understanding the meaning and purport of this document, put his LTI/signature in my presence.

Signature \_\_\_\_\_

Gyaneshwar Promoters Private Limited  
Pradyumna Realtors Private Limited  
Khatuwala Griha Nirman Private Limited

Subrata Chakraborty  
(Subrata Chakraborty)  
Authorized Signatory  
[Purchasers]

**Witnesses:**

Signature SK NOOR ISLAM

Name SK NOOR ISLAM

Father's Name YUSUF AN

Address Raigubhi Pothas

Rajmanti K2-700135

Signature Sourav Banerjee

Name Sourav Banerjee

Father's Name Saibal Banerjee

Address 7c, K.S. Roy Road

Kolkata - 700011.

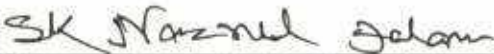


**ADDITIONAL REGISTRAR  
OF ASSURANCE W. BENGAL  
18 JUL 2012**

### Receipt And Memo of Consideration

Received from the within named Purchasers the within mentioned sum of Rs.27,27,273/- (Rupees twenty seven lac twenty seven thousand two hundred and seventy three) 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.)
Pay Order No.001562	17.07.2012	Axis Bank Limited, Nimta Branch, Kolkata	9,09,091/-
Pay Order No. 001563	17.07.2012	Axis Bank Limited, Nimta Branch, Kolkata	9,09,091/-
Pay Order No. 001564	17.07.2012	Axis Bank Limited, Nimta Branch, Kolkata	9,09,091/-
<b>Total:</b>			<b>27,27,273/-</b>

  
Sekh Nazrul Islam alias Sk. Nazrul Islam  
**[Vendor]**

Read over and explained the contents of this document by me to Sekh Nazrul Islam alias Sk. Nazrul Islam in Bengali language, who after understanding the meaning and purport of this document, put his LTI/signature in my presence.

Signature: \_\_\_\_\_

#### Witnesses:

Signature: SK NOOR ISLAM

Name SK NOOR ISLAM

Signature: [Handwritten Signature]

Name Sourav Banerjee



*[Handwritten signature]*

OF ASSURANCE  
18 JUL 2012



SITE PLAN OF R.S./L.R. DAG NO.- 642, L.R. KHATIAN NO.- 1371, MOUZA - RAIGACHI, J.L. NO.-12, P.S.- RAJARHAT, DIST.- NORTH24 PARGANAS, UNDER RAJARHAT BISHNUPUR 1 NO. GRAM PANCHAYET.

TOTAL AREA OF DAG NO. 642 is 75 DECIMAL



BYANCOHWAR PROMOTERS PRIVATE LIMITED  
PRADYUMNA REALTORS PRIVATE LIMITED  
KHATUWALA GRIHA NIGAM PRIVATE LIMITED

Sudrata Chatterjee  
AUTHORISED SIGNATORY

SK Nazimul Hasan

NAME & SIGNATURE OF THE VENDOR/S :

LEGEND : 25.0000 DECIMAL UNDIVIDED SHARE OF SHALI LAND OUT OF 75 DECIMAL OF R.S./L.R. DAG NO.- 642 .

SHOWN THIS :- 



*[Handwritten signature]*

ADDITIONAL REGISTRAR  
OF ASSURANCE - KOLKATA  
18 JUL 2012

**SPECIMEN FORM FOR TEN FINGER PRINTS**

SI. No.	Signature of the Presentant, Executant/s and/or Vendor/s and Purchaser/s.
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*S. N. S. S. S. S.*

Little	Ring	Middle	Fore	Thumb
(Left Hand)				
Thumb	Fore	Middle	Ring	Little
		(Right Hand)		



*Sulvata Channaborgy*

Little	Ring	Middle	Fore	Thumb
(Left Hand)				
Thumb	Fore	Middle	Ring	Little
		(Right Hand)		

Little	Ring	Middle	Fore	Thumb
(Left Hand)				
Thumb	Fore	Middle	Ring	Little
		(Right Hand)		



*[Handwritten signature]*

ADMINISTRATIVE  
OF ASSURANCE  
18 JUL 2012



**Government Of West Bengal**  
**Office Of the A.R.A. - II KOLKATA**  
**District:-Kolkata**

**Endorsement For Deed Number : I - 09238 of 2012**  
**(Serial No. 08431 of 2012)**

**On**

**Payment of Fees:**

**On 18/07/2012**

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

Presented for registration at 18.06 hrs on :18/07/2012, at the Private residence by Subrata Chakraborty ,Claimant.

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

Execution is admitted on 18/07/2012 by

1. Sekh Nazrul Islam Alias Sk. Nazrul Islam, son of Late Sheikh Amanullah , Village:Raigachi Sesh More, Thana:-Rajarhat, P.O. :-Rajarhat ,District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste Muslim, By Profession : Others
2. Subrata Chakraborty  
Authorised Signatory, Gyaneshwar Promoters Pvt Ltd, 2nd Floor, 109, Park Street, Kol, Thana:-Park Street, P.O. :- ,District:-Kolkata, WEST BENGAL, India, Pin :-700016.  
Authorised Signatory, Pradyumna Realtors Pvt Ltd, 2nd Floor, 109, Park Street, Kol, Thana:-Park Street, P.O. :- ,District:-Kolkata, WEST BENGAL, India, Pin :-700016.  
Authorised Signatory, Khatuwala Griha Nirman Pvt Ltd, 2nd Floor, 109, Park Street, Kol, Thana:-Park Street, P.O. :- ,District:-Kolkata, WEST BENGAL, India, Pin :-700016.  
, By Profession : Others  
Identified By Sk. Noor Islam, son of Yusuf Ali, Raigachi, Thana:-Rajarhat, P.O. :-Rajarhat ,District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste: Muslim, By Profession: Business.

( Dulal chandra Saha )  
ADDL. REGISTRAR OF ASSURANCES-II

**On 19/07/2012**

**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.-96,96,960/-

Certified that the required stamp duty of this document is Rs.- 581828 /- and the Stamp duty paid as: Impresive Rs.- 10/-

( Dulal chandra Saha )  
ADDL. REGISTRAR OF ASSURANCES-II

( Dulal chandra Saha )  
ADDL. REGISTRAR OF ASSURANCES-II

**25/07/2012 12:54:00**

**EndorsementPage 1 of 2**



Government Of West Bengal  
Office Of the A.R.A. - II KOLKATA  
District:-Kolkata

Endorsement For Deed Number : I - 09238 of 2012  
(Serial No. 08431 of 2012)

On 25/07/2012

**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, 5 of Indian Stamp Act 1899.

**Payment of Fees:**

Amount By Cash

Rs. 0.00/-, on 25/07/2012

Amount by Draft

Rs. 106747/- is paid , by the draft number 035343, Draft Date 21/07/2012, Bank Name State Bank of  
India, DALHOUSIE SQUARE, received on 25/07/2012

( Under Article : A(1) = 106656/- ,E = 7/- ,I = 55/- ,M(a) = 25/- ,M(b) = 4/- on 25/07/2012 )

**Deficit stamp duty**

Deficit stamp duty Rs. 581828/- is paid 03534221/07/2012 State Bank of India, DALHOUSIE SQUARE,  
received on 25/07/2012

( Dulal chandra Saha )  
ADDL. REGISTRAR OF ASSURANCES-II



( Dulal chandra Saha )  
ADDL. REGISTRAR OF ASSURANCES-II

Dated this 18<sup>th</sup> day of July, 2012

**Between**

**Sekh Nazrul Islam *alias* Sk. Nazrul Islam  
... Vendor**

**And**

**Gyaneshwar Promoters Private Limited & Ors.  
... Purchasers**

**CONVEYANCE**


Portion of  
R.S./L.R. Dag No. 642  
Mouza Raigachi  
District North 24 Parganas

**Saha & Ray**  
Advocates  
3A/1, 3<sup>rd</sup> floor  
Hastings Chambers  
7C, Kiran Sankar Roy Road  
Kolkata-700001

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I  
CD Volume number 35  
Page from 1731 to 1744  
being No 09238 for the year 2012.



  
(Dulal chandra Saha) 01-August-2012  
ADDL. REGISTRAR OF ASSURANCES-II  
Office of the A.R.A. - II KOLKATA  
West Bengal