

17 (23) F-2 K 14978

03566 5000Rs.



100

9 PM
M-
13.12.86

M.V. Assessed
4.18.182

Stamp
Schedular
S. B. L.
Case No. 454926, 455012
24.3.07 + 26.3.07
11850 + 2300 = 14150
SALCUTTA U/S 1 (2) 22.3.07



REGISTRAR OF ASSURANCES
SALCUTTA U/S 1 (2) 22.3.07

THIS INDENTURE made this 13 day of December Two Thousand Six
BETWEEN MSST. DULALI BIBI widow of the late Allauddin Molla, ZAKIR
HOSSAIN MOLLA, TAHIR HOSSAIN MOLLA, ALTAB HOSSAIN MOLLA,
SAJJAD HOSSAIN MOLLA, SABIR HOSSAIN MOLLA all sons of the late
Allauddin Molla, MSST. FARIDA BIBI wife of Samsur Rahman, KAMALUDDIN
MOLLA, JAMALUDDIN MOLLA AND SALAUDDIN MOLLA, all sons of the late
Khorshed Ali Molla, all residing at Village Manikpur, Police Station Sonarpur,
Dist. South 24-Parganas hereinafter jointly referred to as the VENDORS (which

18/15/87

1991
7
55
25
2
2082

S.B.L. Kolkata Main
Cheque No. 094921
15.12.86
6000/-
has been Paid as defined Stamp Duty

Deficit "A" Fest Rs. 2607.00
Subsequently realised
SBI Cheque No. dt.

122748 12 DEC 2006

G.T. OR. MOSES & CO.

Address: Senior Advocate
6, Old Post Office Street,
Calcutta-700 001

5000/-

**L. S. VENDOR,
VICE CONSUL - B.B.**

Presented for registration
at 9 pm on the 13th day of
Dec 2006

Presented for Registration
on the _____
Date of Vendor Residence _____

By: Kamaluddin Malla
Mulla

OFFICE OF THE REGISTRAR OF
ASSURANCES - KOLKATA

13.12.06

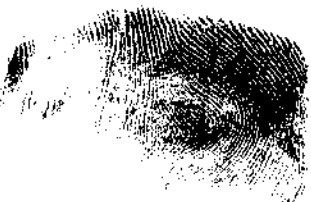
Kamaluddin malla jenatunablin
malla Bekarablin malla elson of
Lt Khoshed Alim malla Jakir
Hossein malla, Tahis Hossein malla
Altaf Hossein malla Sajjal Hossein
malla Bahis Hossein malla elson
of Lt Alaaeddin malla: Delali
Bibi w/o Lt Alaaeddin malla
Farida Bibi w/o Samsar Ahuan
el elvill mulla par AS Samsar
Dist-2488(13)

D.T.C

Asok Banerjee
Dalu

ADDITIONAL REGISTRAR OF
ASSURANCES - KOLKATA
13.12.06

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7392 ✓

২৪৪৪৪ ৬৪৪৪ ৬৪৪৪



7393 ✓

Jamaluddin malla



7396 ✓

Jakir Hossein Malla



7394 ✓


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Identified by
Asok Banerjee
Dalu


expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, executors, administrators, legal representatives and assigns) of the **ONE PART A N D SIGMA CONSUMER GOODS PRIVATE LIMITED** a company incorporated under the Companies Act, 1956 having its registered office at premises No. 10/4B, Elgin Road, Kolkata - 700020, hereinafter referred to as the **PURCHSER** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-office and assigns) of the **OTHER PART** :


WHEREAS :


A. By eleven several Kobalas dated the 15th day of August, 1939 having Deed No. 3503, 3rd day of July, 1939 having Deed No. 2873, 29th day of August, 1949 having Deed No. 4230, 30th day of September, 1943 having Deed No. 6890, 4th day of October, 1948 having Deed No. 4881, 4th day of August, 1950 having Deed No. 3717, 21st day of April, 1959 having Deed No. 3616, 11th day of February, 1963 having Deed No. 993, 11th day of November, 1963 having Deed No. 11516, 29th day of November, 1963 having Deed No. 9943, 11th day of February, 1973 having Deed No. 989 and Patta dated the 10th day of May, 1943 having Deed No. 2533, and also by inheritance from his parents one Khorshed Ali Molla amongst others became seised and possessed of and/or otherwise well and sufficiently entitled to All That the 2.82 acres be the same a little more or less situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, comprised in-


 7399
Sudjaid Hossain Molla

 7401

আব্দুল মোস্তফা
 7395
Abdur Hossain Molla.

 7398
Atab Hossain Molla

 7397
Farida bibi

 7400
Sabin Hossain Molla



অসক চন্দ্রপুত্র
Adv.

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA

C.S./ R.S./ L.R. DAG NO.	C.S. KHATIAN NO.	R.S. KHATIAN NO.	L.R. KHATIAN NO.	TOTAL AREA IN EACH DAG in Satak	AREA OWNED BY KHORSHED ALI in Satak
477	247		148	52	26
			84		
			779		
			269		
478	17	17	148	59	10
			84		
			779		
			269		
485	305	305	148	60	60
			84		
			779		
			269		
510	147		148	88	39
	247		84		
			779		
			269		
511		200	148	5	5
			84		
			779		
			269		
512		20	39/1	19	19
			84		
			182/1		
			61/1		
515	148		39/1	48	48
			84		
			182/1		
			61/1		
517	146		148	17	12
			84		
			779		
			269		
518	159		148	17	17
			84		
			779		
			269		
542	159		148	6	6
			84		
			779		
			269		
545	159		148	9	9
			84		
			779		
			269		
573	159		148	8	8
			84		
			779		
			269		
574	159		39/1	23	23



—

ADDITIONAL REGISTRAR OF
ASSURANCES, KOLKATA

			84	
			182/1	
			61/1	
TOTAL				2.82 acres

in the District of 24-Parganas more fully and particularly described in the Schedule thereunder written (hereinafter referred to as the said entire land).

B. The said Khorshed Ali Molla thus became seised and possessed of and/or otherwise well and sufficiently entitled to amongst others All That the said entire land.

C. By an Indenture of Settlement dated the 16th day of November, 1984 made between the said Khorshed Ali Molla of the One Part and Allauddin Molla, Kamaluddin Molla, Jamaluddin Molla and Salauddin Molla of the Other Part and registered with the Sub-Registrar, Sonarpur in Book No. I, Volume No.36, Pages 313 to 320, Being No. 4328 for the year 1984, the said Khorshed Ali Molla in consideration of his natural love and affection towards his said four sons granted transferred conveyed assigned and assured unto and in favour of the said four sons in trust All That the said entire land absolutely and forever with provision that upon the death of the said Settlor the said entire land shall vest in the Vendors absolutely and in equal shares.

D. The said Khorshed Ali Molla died on the 22nd day of July, 1991.

E. An area of 50 sataks (western side) out of Dag no. 510 (out of which 1 satak belonged to Khorshed Ali Molla) and an area of 4 sataks out of Dag no. 574 were acquired by the State of West Bengal under the West Bengal Land (Requisition and Acquisition) Act, 1948 vide notification no. 10240-L.A.

REGISTRAR OF
KOLKATA

(P.W.)/II-211/72 dated 13th June, 1974 published in the Calcutta Gazette, Extraordinary dated 14th June, 1974 for providing facilities for irrigation and drainage under Adi-Ganga Drainage Scheme.

F. The said Allauddin Molla has died intestate on the 8th day of June, 1995 leaving him surviving his widow the said Dulali Bibi, his five sons Zakir Hossain Molla, Tahir Hossain Molla, Altab Hossain Molla, Sajjad Hossain Molla, Sabir Hossain Molla and only daughter Farida Bibi as his only heirs and legal representatives who upon his death became jointly entitled to his undivided part or share in the said entire land absolutely and forever.

G. The Vendors are now seized and possessed of and /or otherwise well and sufficiently entitled to All That the said entire land minus the said one satak in Dag no. 510 and 4 sataks in Dag no. 574 free from all encumbrances, charges, liens, lispens, attachments, acquisitions, requisitions, trusts of whatsoever nature.

H. The Vendors herein have agreed to sell and the Purchaser and its nominees have agreed to purchase All That the said entire land at the consideration and on the terms and conditions mutually agreed.

HH. The Vendors herein, have now by this indenture agreed to sell and the Purchaser has agreed to purchase All That the piece and parcel of land containing an area of 10 sataks be the same a little more or less out of the total area of 17 sataks situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, C.S. Khatian no.159, R.S. Khatian no., L.R. Khatian nos.84,148, 269 and 779 Dag no. 518 in the District of South 24-Parganas more fully and particularly described in the

450
ADDITIONAL REGISTRAR OF
INSURANCES, KOLKATA.



Schedule hereunder written and shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (hereinafter referred to as the said land) free from all encumbrances, charges, liens, lispendens, acquisition, requisition, attachments, trust of whatsoever nature at and for the consideration of Rs. 1,81,500/- (Rupees one lac eighty one thousand five hundred only).

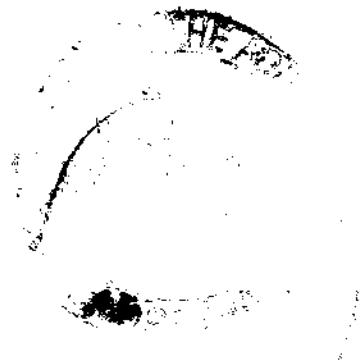
NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the said sum of Rs. 1,81,500/- (Rupees one lac eighty one thousand five hundred) only of the lawful money of the Union of India well and truly paid by the Purchaser to the Vendors at or before the execution of these presents (the receipt whereof the Vendors do and each of them doth hereby as also by the receipt hereunder written admit and acknowledge and of and from the same and every part thereof forever acquit release and discharge the Purchaser and the said land) the Vendor doth hereby grant transfer convey assign and assure unto and in favour of the Purchaser All That the piece and parcel of land containing an area of 10 sataks be the same a little more or less out of the total area of 17 sataks situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, C.S. Khatian no.159, R.S. Khatian no., L.R. Khatian nos.84,148, 269 and 779 Dag no. 518 in the District of South 24-Parganas more fully and particularly described in the Schedule hereunder written and shown and delineated in the map or plan annexed hereto and bordered in colour Red thereon (hereinafter referred to as the said land) **OR** **HOWSOEVER OTHERWISE** the said land or any part thereof now is or heretofore was situated, butted, bounded, called, known, numbered, described and distinguished Together With all sewers drains ditches ancient and other lights, paths, passages and all manner of rights, privileges

ADDITIONAL REGISTRAR OF
ASSURANCES, KOLKATA.



easements, advantages and appurtenances whatsoever to the said land or any part thereof belonging to or anywise appertaining or usually held, occupied or enjoyed or reputed known as part parcel or member thereof or appurtenant thereto and all the estate, right, title, interest, property, claim and demand whatsoever both at law or in equity of the Vendors into and upon the same or any part thereof Together With all deeds, pattahs, muniments of title whatsoever relating to the said land or any part thereof which now are or at any time hereafter shall or may be in the possession, power or control of the Vendors or any other person or persons from whom they may procure the same without any action or suit **TO HAVE AND TO HOLD** the said land hereby granted and conveyed or expressed or intended so to be and every part thereof unto and to the use of the Purchaser absolutely and forever and the Vendors do and each of them doth hereby covenant with the Purchaser **THAT NOTWITHSTANDING** any act, deed or thing by the Vendors or their predecessor or predecessors-in-interest done or executed or knowingly suffered to the contrary the Vendors are now lawfully, rightfully and absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land hereby granted, transferred and conveyed or expressed or intended so to be and every part thereof without any manner or condition, use, trust or other thing whatsoever to alter, defeat, encumber or make void the same **AND THAT NOTWITHSTANDING** any such act, deed or thing whatsoever as aforesaid the Vendors have now in themselves good right, full power and absolute authority to grant, transfer and convey the said land hereby granted, transferred and conveyed or expressed or intended so to be unto and to the use of the Purchaser in manner aforesaid **AND** the Purchaser shall and may at all times hereafter peaceably and quietly possess and enjoy the said land and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim or demand from or by the Vendors or any person or

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA,



persons lawfully or equitably claiming from under or in trust for them **AND** that free and clear and freely and clearly absolutely acquitted, exonerated and released or otherwise by and at the costs and expenses of the Vendors well and sufficiently indemnified of from and against all manners of claims, charges, liens, debts, attachments and encumbrances whatsoever made or suffered by the Vendors or any person or persons lawfully or equitably claiming as aforesaid **AND** further that the Vendors and all persons having or lawfully or equitably claiming any estate or interest whatsoever in the said land or any part thereof from under or in trust for them the Vendors 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 and executed all such acts, deeds and things whatsoever for further better and more perfectly assuring the said land and every part thereof unto and to the use of the Purchaser in manner aforesaid as shall or may be reasonably required.

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT All That the piece and parcel of land containing an area of 10 sataks be the same a little more or less out of the total area of 17 sataks situate lying at Mouja Manikpur, J.L. No. 77, Police Station Sonarpur, Pargana Magura, R.S. No. 226, Touji No. 412, C.S. Khatian no.159, R.S. Khatian no., L.R. Khatian nos.84,148, 269 and 779 Dag no. 518 in the District of South 24-Parganas, as shown and delineated in the map or plan annexed hereto and bordered in colour **RED** thereon.

ADDITIONAL REGISTRAR OF
ASSURANCES-1, KOLKATA



IN WITNESS WHEREOF the Vendors have hereunto set and subscribed their respective hands and seals on the day month and year first above written.

SIGNED SEALED AND DELIVERED by

the within-named Vendors at Kolkata 1.

in the presence of :

1. Asox Bandyopadhyay
A.S.W.

2. [Handwritten signature]

2. Jakir Hossain Molla

3. Fakir Hossain Molla

4.

5. Sujjo Hossain Molla

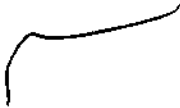
6.

7.

8. [Handwritten signature]

9. Jamal Uddin Molla

10. [Handwritten signature]



ADDITIONAL
ASSURANCE



RECEIVED of and from the within-named Purchaser the within-mentioned sum of Rs. 1,81,500/- (Rupees one lac eighty one thousand five hundred only) being the full consideration money as per Memo below:-

MEMO OF CONSIDERATION

DATE	PAY ORDER NO.	PAID TO	BANK/BRANCH	AMOUNT RS.
11.12.2006	622311	Farida Bibi	ABN AMRO Bank, Brabourne Road, Kolkata.	6,482.00
11.12.2006	622219	Kamaluddin Molla	- Do -	45,375.00
11.12.2006	622295	Sabir Hossain Molla	- Do -	6,482.00
11.12.2006	622113	Salauddin Molla	- Do -	45,375.00
11.12.2006	622136	Jamaluddin Molla	- Do -	45,375.00
11.12.2006	622098	Jakir Hossain Molla	- Do -	6,482.00
11.12.2006	622238	Altaf Hossain Molla	- Do -	6,482.00
11.12.2006	622255	Sajjad Hossain Molla	- Do -	6,482.00
11.12.2006	622075	Tahir Hossain Molla	- Do -	6,482.00
11.12.2006	Cash	Dulali Bibi		6,483.00
			Total :	Rs.1,81,500.00

(RUPEES ONE LAC EIGHTY ONE THOUSAND FIVE HUNDRED ONLY)

WITNESSES :

- ১০৮১০৮১০৮
১. Jakir Hossain Molla
 ২. Tahir Hossain Molla
 ৩. Altaf Hossain Molla
 ৪. Sajjad Hossain Molla
 ৫. Sabir Hossain Molla
 ৬. Farida Bibi
 ৭. Jamaluddin Molla

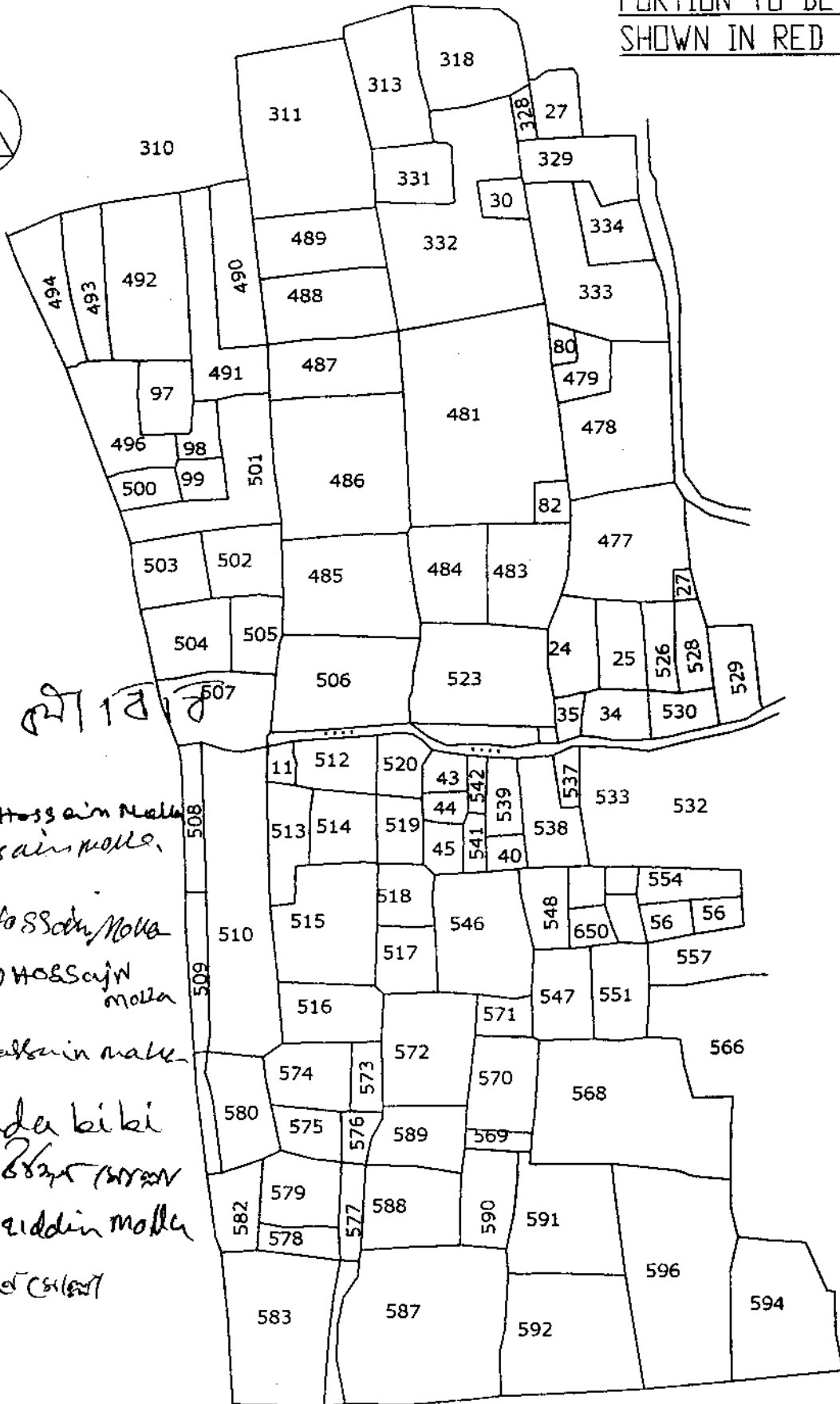
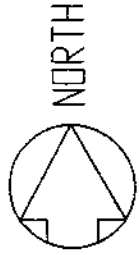
1. Ashu Gandyprany
Adv.

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA



**SITE PLAN OF THE PLOTS AT MOUZA.MANIKPUR,
POLICE STATION-SONARPUR,24-PARGANAS(S)**

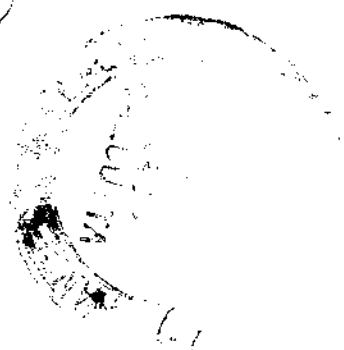
PORTION TO BE CONVEYED
SHOWN IN RED BORDER.



















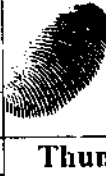







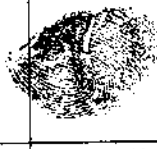
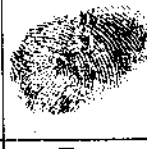

















১০০০ বি ১৮৮

- ১. Tabir Hossain Molla
- ২. Tabir Hossain Molla
- ৩. Akbar Hossain Molla
- ৪. Gajjar Hossain Molla
- ৫. Sabir Hossain Molla
- ৬. Farida kiki
- ৭. Jameluddin Molla
- ৮. Sitabdin Molla

ADDITIONAL REGISTRAR OF
INSURANCES-I, KOLKATA 4



SPECIMEN FORM FOR TEN FINGER PRINTS

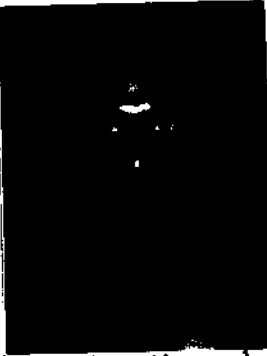






















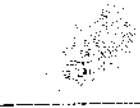




















					
	(Left Hand)				
					
	(Right Hand)				
					
	(Left Hand)				
					
	(Right Hand)				
<i>Tahir Hossain Mulla</i> 					
	(Left Hand)				
					
	(Right Hand)				
<i>Tahir Hossain Mulla</i> 					
	(Left Hand)				
					
	(Right Hand)				

5 0470 21 1078

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA,



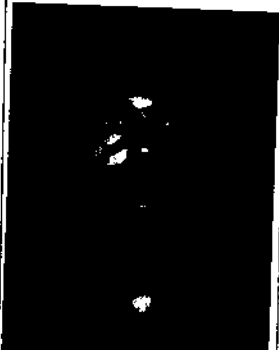
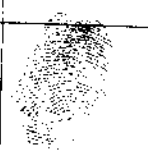
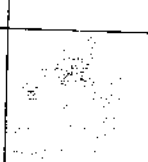
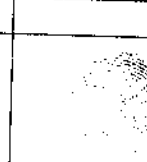
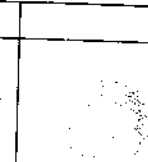
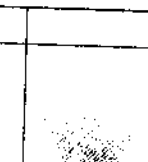

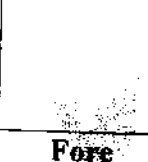
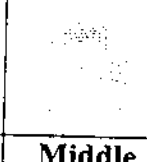
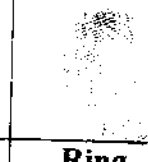



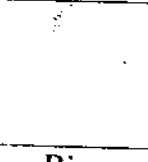
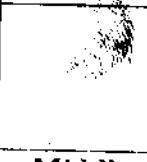
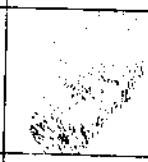






SPECIMEN FORM FOR TEN FINGER PRINTS

 Sadyq Abd Hossain Molla	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
	 Thumb	 Fore	 Middle	 Ring	 Little
(Right Hand)					
 Sabir Bekkainet	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
	 Thumb	 Fore	 Middle	 Ring	 Little
(Right Hand)					
 Farida biki	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
	 Thumb	 Fore	 Middle	 Ring	 Little
(Right Hand)					
 20202020 BY 25 10/2020	 Little	 Ring	 Middle	 Fore	 Thumb
	(Left Hand)				
	 Thumb	 Fore	 Middle	 Ring	 Little
(Right Hand)					

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA



SPECIMEN FORM FOR TEN FINGER PRINTS

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

James Uddin Moll

James Uddin Moll

ADDITIONAL REGISTRAR OF
ASSURANCES-I, KOLKATA





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DATED THIS DAY OF 2006

#####

Registered in I
 BOOK NO. F
 VOLUME NO. 1 to 17
 PAGE NO. 3566
 DEED NO. 2007
 YEAR. 2007

BETWEEN

MSST. DULALI BIBI & ORS.

.. VENDORS

AND

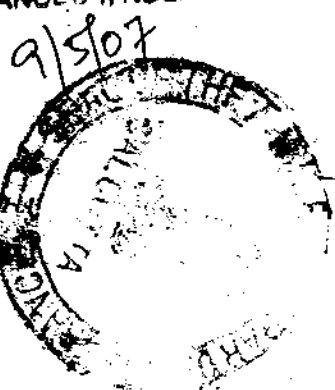
SIGMA CONSUMER GOODS PRIVATE

LIMITED

.. PURCHASER



[Signature]
 ADDITIONAL REGISTRAR OF
 ASSURANCES, KOLKATA



CONVEYANCE

VICTOR MOSES & CO.,
 SOLICITORS & ADVOCATES,
 6, OLD POST OFFICE STREET,
 KOLKATA-700 001.

[Signature]
 ADDITIONAL REGISTRAR OF
 ASSURANCES, KOLKATA

*Scanned
 9/5/07*