



STAMP REFERRED BY.

*[Handwritten signature]*

STAMP SUPERINTENDENT,  
CALCUTTA COLLECTIONS.

Admissible under Rule  
21, duly stamped under  
the Indian Stamp  
Act, 1899, Section  
14 No. 40 (2)

210

For this as under:

A 114-

*[Handwritten signature]*  
25/5/34

Party paid Rs. 4,000/- on 26.3.58  
Party paid Rs. 5,000/- on 26.3.58  
Party paid Rs. 5,006.50 on 26.3.58  
Party paid Rs. 5,900/- on 30.11.58  
Party paid Rs. 5,000/- on 6.4.60

1932

*[Handwritten notes]*  
A-114  
N  
115

*[Handwritten notes]*  
A-114  
N  
115

*[Handwritten notes]*  
A-114  
N  
115

THIS INDENTURE made the 20th day of April One

Thousand Nine Hundred and Fifty Four BETWEEN GAGAN CHANDRA  
BHATTACHARJI son of Jyotish Chandra Bhattacharji deceased by  
religion Hindu by occupation Business residing at 105, Amherst  
Street in the town of Calcutta hereinafter called "The Owner"  
which expression shall unless excluded by or repugnant to -  
the context be deemed to include his heirs executors adminis-  
trators representatives and/or assigns of the one part and  
THE TRUSTEES FOR THE IMPROVEMENT OF CALCUTTA a body corporate  
constituted by the Calcutta Improvement Act 1911 hereinafter  
called "The Board" of the other part WHEREAS by an indenture  
of even date with but executed prior to these presents and -  
made between the Board of the one part and the Owner of the  
other part ALL AND SINGULAR the hereditaments and premises -  
described in the Schedule hereto were transferred and convey

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M. T. ANWAR

Secretary, Government of India  
C.M.M. Owner to the Board should be secured by an Indenture of even  
date being these presents to be executed by the owner - - -



125 OCT 20 1934

Received on 25-4-60 the balance of outstanding  
purchase money of Rs 3000/- with all interests due  
*[Handwritten signature]*  
Estate Manager - Law Office

/immediately.....



Presented for registration at 12-11-54  
 on the 12th day of May, 1954  
 at the Calcutta Registry office by  
 Bimal Krishna Ghosh  
 attorney for Trustees for the Improvement of Calcutta  
 under a special power of  
 attorney No. 1972 of 1945  
 authenticated by the Registrar of  
 Subordinate of Calcutta.

Bimal Krishna Ghosh  
 As Agent of the Trustees  
 for the Improvement of Calcutta

Registrar of Assurances,  
 Calcutta

under the above mentioned Power by,  
 in said Bimal Krishna Ghosh son  
 of late Dr. J. K. Ghosh 7 B, Borjo  
 rate Mitra Lane, Calcutta, by Post-  
 Office, by Anupama Sinha Kolar.

Bimal Krishna Ghosh  
 As Agent of the Trustees  
 for the Improvement of Calcutta

Personally Anupama

Registrar of Assurances,  
 Calcutta

Registrar of Assurances,  
 Calcutta

Lagan Chandra Bhattacharya son of  
 L. dyotish Chandra Bhattacharya of 105,  
 West St, Calcutta by Post Office, by  
 Anupama Sinha Kolar.

Lagan Chandra  
 Bhattacharya

son of late R. V. Roy of 10, Mitraji  
 Das Road, Calcutta, by Post Office, by  
 Anupama Sinha Kolar.



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 ATTESTED BY

M. TANWAR  
 Deputy, Regn. No. 162307  
 Govt. of India  
 G.M.M.'s Court  
 Kolkata.

T. S. Dey

2017  
 Registrar of Assurances

immediately after the execution of the conveyance before mention -  
-ed HOW THIS INDENTURE WITNESSETH and declares as follows :-

1. In consideration of the premises the Owner hereby covenants with the Board that he the Owner will pay to the Board the sum - of Rs.27,906/8/- within twelve years to be computed from the 27th day of March,1954 together with interest thereon at the rate of seven per cent per annum which in case of punctual payment will be reduced to six per cent per annum calculated from the said - 27th day of March,1954 payable yearly on the 27th day of March - each year during the said period the first of such payments to - be made on the 27th day of March,1955.

2. The Owner may at his option during any year of the said - period of 12 years release the premises hereby charged or made - subject thereto by payment to the Board of the said sum of - - - Rs.27,906/8/- together with the proportionate part of annual - - interest of Rs.1,953/7/3 (or Rs.1,574/6/3 in case of punctual pay - ment) due for that year and any arrears thereof.

3. The Owner hereby charges as a first charge in favour of the Board ALL AND SINGULAR the hereditaments and premises described in the Schedule hereto and shown on the map or plan hereto - - - annexed and thereon coloured pink together with all buildings - and other erections now or hereafter thereon and together with - the appurtenances thereto belonging with the payment to the - - Board of the principal interest and other moneys for the time - being due on the security of these presents. &

4. If the Owner shall duly and punctually pay to the Board the said sum of Rs.27,906/8/- on the twelfth year computed from the - 27th day of March,1954 or shall redeem the balance of purchase - money as provided in Clause 2 hereof and shall also pay all - - other sums of money due or to become due or payable hereunder - and observe and perform the covenants on his part and conditions herein contained the Board will at the request and cost of the - Owner execute a release or such other documents as may be - - - necessary of the premises hereby charged.

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M. T. AGARWAL  
Notary Public, No. 1623/0  
GOVT. OF INDIA  
C.M.M.'s Court  
Kodav



125 OCT 2017



*M. T. Anwar*  
Notary Public



29/5/17  
25 OCT 2017

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ATTESTED BY

*M. T. Anwar*  
Notary, Reg. No: 462300  
Govt. of India  
C.M.M.'s Court  
Kolkata

5. The Owner hereby further covenants with the Board that if any yearly payment of interest shall remain unpaid for 15 days after the date when the same ought to be paid he will on demand in writing by the Board for payment thereof and for payment of the outstanding purchase money pay to the Board both such said amounts together with further interest on the principal sum at the rate of seven per cent per annum as may be due.

6. The Owner hereby also covenants with the Board that notwithstanding any act deed matter or thing by him done or executed or knowingly suffered to the contrary he now has good right to charge the aforesaid premises in manner aforesaid and that the premises charged herewith are free from all encumbrances except the lien of the Board as Vendors and further that the Owner and all persons rightfully claiming from under or in trust for him shall and will from time to time and at all times hereafter at the request of the Board but at the cost of the Owner do and execute or cause to be done and executed all such acts deeds and things for perfecting the security hereby created in favour of the Board as shall be reasonably required.

7. It shall be lawful for the Board at any time or times when the payment as provided in Clause 5 hereof shall be in arrear for the space of three calendar months or if the balance of purchase money be not paid on the twelfth year as specified herein without any further consent on the part of the Owner to sell the premises or any part or parts thereof either together or in lots and either by public auction or private contract and either with or without special conditions or stipulations relative to the title or otherwise and to give effectual receipts for the purchase money and do all other acts and things for completing the sale which the Board shall deem proper.

The Board shall with and out of the money to arise from any such sale as aforesaid in the first place pay and retain all the costs and expenses attending such sale and in the next place pay and satisfy the balance of purchase money and the arrears of

/interest...

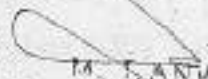
TRUE COPY  
 ATTESTED BY  
 AL T. ANWAR  
 Secretary to the  
 Court of India  
 C.M.M.'s Court  
 Kollam



25 OCT 2011



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ATTESTED BY

  
M. T. ANWAR  
Notary, Regn. No. 4623/00  
Govt. of India  
C.M.M.'s Court  
Kolkata

25 OCT 2018 / 5/14

interest and all other moneys due hereunder and shall pay the surplus (if any) to the Owner or other person legally entitled thereto but no purchaser upon any sale under the power hereinbefore contained shall be bound or concerned to see or enquire whether any such default has been made or otherwise as to the necessity for or propriety of such sale or be affected by notice that no such default has been made or that the sale is otherwise unnecessary or improper and the Owner hereby covenants with the Board that he the Owner shall and will from time to time and at all times during the continuance of the security hereby created upon the request of the Board but at the cost of him the Owner produce or cause to be produced unto the Board or to the Attorneys or Agents for the Board or as the Board or such Attorneys or Agents shall direct or at any trial hearing commission or examination or otherwise as occasion shall require the Indenture of Conveyance of even date with but executed prior to these presents and made between the Board of the one part and the Owner of the other part and will also at the like request and cost furnish or deliver or cause to be delivered unto the Board such attested or other copies or extracts of or from the said Indenture of Conveyance as the Board may require and shall and will in the meantime keep the same Indenture safe unobliterated and uncanceled damage by fire or other accident excepted.

THE SCHEDULE ABOVE REFERRED TO

TRUE COPY  
ATTESTED BY



M. T. ANWAR  
 Notary, Rank 2398  
 Govt. of India  
 C.M.M.'s Premises  
 Kolkata

All that the piece or parcel of revenue free land containing an area of 7 kottahs 7 chittacks 3 square feet be the same a little more or less situate and being Plot No.7 of the surplus lands in Calcutta Improvement Scheme No.VM formed out of old premises Nos.242/1/1 and 242/2, Upper Circular Road (portion) in Taluk Sutanaty in the town of Calcutta butted and bounded as follows, that is to say On the North by new 84 feet wide C. I. T. Road On the East by Plot No.8, C.I.T. Scheme No.VM and premises No.242/2, Upper Circular Road (portion) On the South by premises

25 OCT 2017

/No.....

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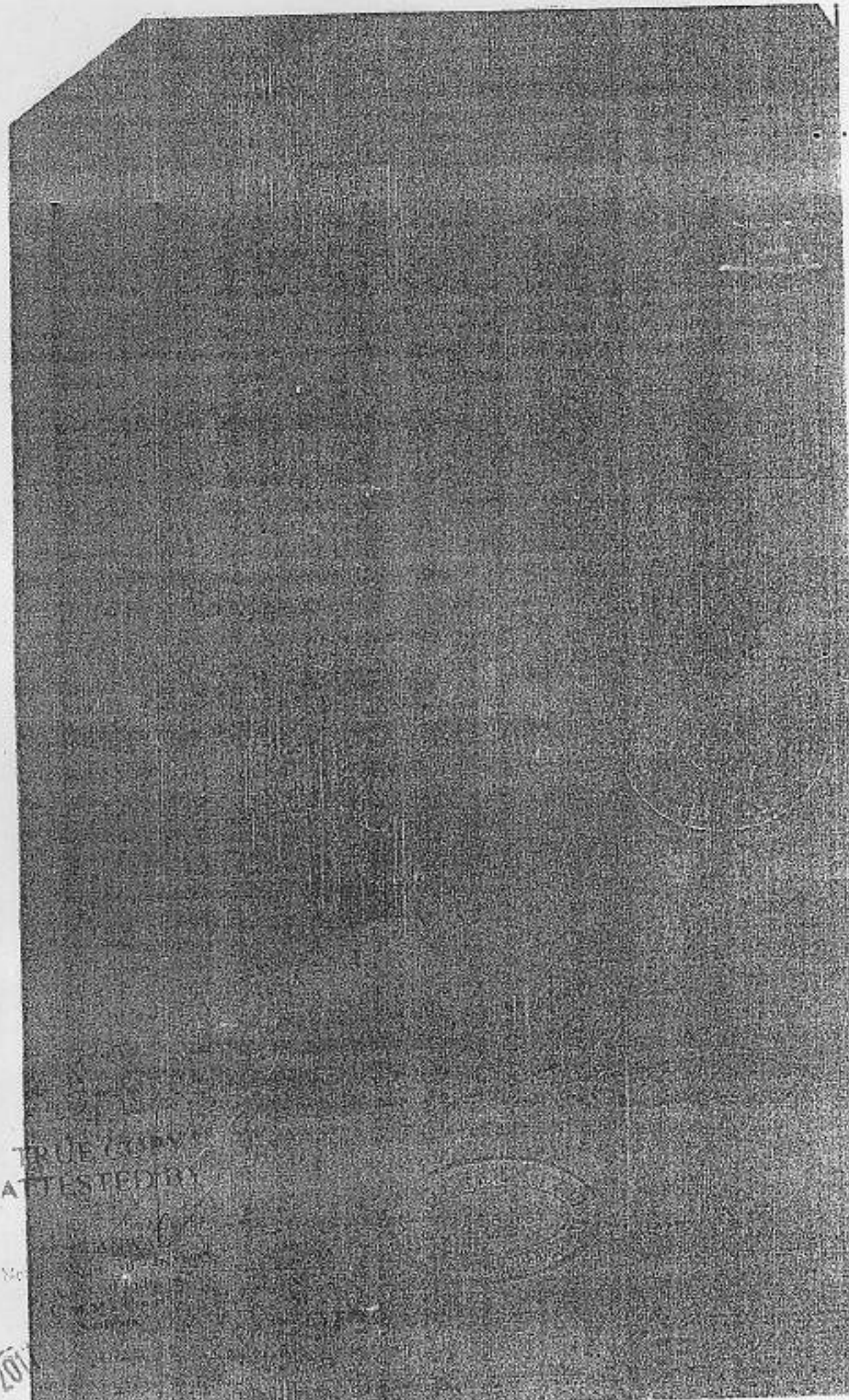


*[Signature]*  
M. J. ANWAR  
Registrar of Companies,  
Govt of India  
C.M.M.S. Court,  
Kolkata

20/10/17

125 OCT 2017



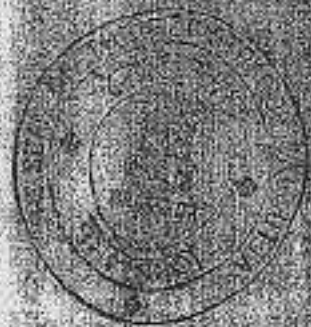


U.S. DEPT. OF INFO  
KODAK  
M. T. A. V.  
N. C. T.  
ORIGIN. NO. 44  
M. MS COPY

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ATTESTED BY

25 OCT 201

Registered in  
Book No. 100  
Volume No. 100  
Page No. 100  
Dated 10/10/10  
for the year 1010



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ATTESTED BY



M. T. ANON  
Notary Public No. 162310  
Govt. of India  
C.M.A. Court

*[Handwritten signature]*  
Notary Public

125 OCT 2017

No. 242/2, Upper Circular Road (portion) and On the West by Plot No. 6, C. I. T. Scheme No. VM or howsoever otherwise the same hereditaments and premises are situated bounded called known described or distinguished together with all buildings and other structures for the time being thereon and which said piece or parcel of land is more particularly delineated in the map or plan hereto annexed and thereon coloured pink.

IN WITNESS whereof the Owner and the Chairman of the Board have hereunto set their respective hands the day and year first above written.

Given under the Common Seal of the Trustees for the Improvement of Calcutta and duly signed in the presence of \_\_\_\_\_

*[Handwritten Signature]*



CHAIRMAN OF THE BOARD

Witness: *Satya Churam Datta*  
*P. A. to Chairman.*

The Common Seal of the Board was hereunto affixed in my presence.

*Hanshi T. Sarangi*  
A Trustee of the Calcutta Improvement Trust

*[Handwritten Signature]*  
Secretary to the Calcutta Improvement Trust

Signed, Sealed and Delivered by the *Gagan Chandra Bhattacharya* abovenamed Owner in the presence of.

Witnesses:  
*Krishman Chandu De*  
*Ramlanu Bose 2<sup>nd</sup> Lane*

TRUE COPY  
ATTESTED BY *Calcutta 6*  
*Hajimaregan Banerjee*  
M. T. ANWAR C.I.T. Office  
Notary, Regn. No. - 462/107  
Govt. of India  
C.M.M.'s Court  
Kolkata



25 OCT 2017



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ATTESTED BY

M. TANWAR  
Notary, Regn. No. 4623/M  
Govt. of India  
C.M.M.'s Court  
Kolkata

Registered in newspapers,  
Calcutta

29/5/14

125 OCT 2017

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2-7-96



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~~M-37207~~  
~~F-1932~~  
Dated 20<sup>th</sup> April 1954

Page 68  
Book No. F  
Volume No. 52  
Pages 222 to 227  
Being No. 1932  
for the year 1954

GAGAN CHANDRA BHATTACHARJI

TO

G1

THE TRUSTEES FOR THE IMPROVEMENT  
OF CALCUTTA

-000000000-

S-796

SECURITY DEED

Over Plot No. 7

Scheme No. VM.



*[Signature]*  
Registrar of Assurances,  
Calcutta

26.5.54.

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ATTESTED BY

M. T. ANWAR  
Notary Reg. No. 462301  
Govt. of India  
C.M.M.'s Court  
Kolkata

25 OCT 2017



*[Signature]*  
Registrar of Assurances,  
Calcutta

28/5/54.