

8145/17

1st A/c.

I-7843/17



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Y 622493

Rm
640.
23/8/17
8-0-112024/17

Certified that the document is admitted to registration. The Signature sheet and the endorsement sheets attached with this document are the part of this document.

Rm

Addl. District Sub-Registrar
Behala, South 24 Parganas

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made this the 23RD day of
AUGUST 2017 (Two Thousand Seventeen) A D

BETWEEN

-----Contd.P/2

Serial... 4011 Date... 17-08-17
 Name... K. A. Bhowmik (Adv)
 Address... Alipore Police Court, Kol-27
 Rs... 100/-

A. K. PURKAYASTHA (Stamp Vendor)
 Alipore Police Court, Kol-27

✓ Arun Ranjan Sarkar



4000

✓ Arun Ranjan Sarkar



4001

✓ বিক্রম কলিতা



4002

✓ বিক্রম কলিতা (স্বাক্ষর)



A.D.S.R. Behala
 22 AUG 2017
 Dist. South 24 Pgs.

(2)

(1) **SMT. MINATI BISWAS** (Pan. BBLPB 0612E) w/o- late Jyoti @ Stephen Biswas, daughter of late Jaharlal Sarkar , by occupation –House wife , (2) **SMT.PRANOTI DATTA** (Pan. AVEPD6117E) wife of Late Kumud Ranjan Dutta , daughter of late Jaharlal Sarkar , by occupation –House wife (3) **SMT. MAMATA SENGUPTA** (Pan. DDRPS 1150Q) wife of Alope Sengupta , daughter of late Jaharlal Sarkar. by occupation –House wife (4) **SRI. ARUN RANJAN SARKAR** (Pan. AKOPS 3142B) son of late Jaharlal Sarkar, by occupation –retired teacher all by faith –Christian , Nationality –Indian, residents of 366, Mahatma Gandhi Road , Post Office – R.C. Thakurani, Police Station- Haridevpur, Kolkata 700104, Dist.-24Pgs(S) , West Bengal hereinafter called & referred to as the **VENDORS** (which expression shall unless excluded by , or repugnant to the context be deemed to mean and include their legal heirs successors, executors, administrators, representative & or assigns) of the ONE PART

A N D

-----Contd.P/3

(3)

M/S. SKYARE DEVELOPERS (P) LTD. Pan : AAXCS4676E ,
a Company incorporated under the Companies Act 1956 , having
its registered Head Office : 112, Ho - Chi Minh Sarani, P.O.
Barisha, P.S. Thakurpukur Kolkata 700008, within Dist. 24
Parganas(S) **Represented By** one of its **Directors** : **RIJUTA**
MONDAL, Pan : AYHPM8013C daughter of Sri. Barun Mondal,
by faith -Hindu , by occupation -Business, resident of 46/1
Ramkrishna Sarani, Post Office -Behala, P.S – Parnasree, Kolkata -
700060, within Dist. 24 Parganas(S) , hereinafter called &
referred to as the **PURCHASER** (which expression shall unless
excluded by , or repugnant to the context be deemed to include its
successors in office , executors,& administrators & or assigns) of
the SECOND PART.

WHEREAS ALL THAT piece and parcel of Bastu land
measuring an area more or less **4 (Four) Cottahs** together with
RT shed structure standing there of situated on the North western
side of undivided total land measuring 77 ½ (Seventy seven &
half) decimals barring sold out portion in the meantime thereof
lying at Mouza- Ramchandrapur, Pargana- Magura,

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(4)

J.L.No.31, R.S.No.334, comprised in R.S. Khatian No. 72, corresponding to L.R Khatian Nos.718,115,999,719,956,1411 and 1478, R.S Dag No. 9, corresponding to L.R Dag No.16 within Joka-I Gram Panchayet area now under KMC ward No.142, Sub Registry Office – Behala, & DSR –II Dist 24 Parganas (S) Police Station- Behala thereafter Thakurpukur now Haridevpur , Dist. 24 Parganas (South) lying & facing on **Dhalipara Haridevpur Road** , Kolkata- 700104 along with user right of 12' wide common passage attached on the Western side together with easement right for installation of Drain, Electric, Gas, & Telephone line over and underground thereof is the subject matter of the present deed of Conveyance which is more fully and particularly delineated in Map or Plan in the RED border lines , is the part and parcel of this Deed of Conveyance;

WHEREAS all that piece and parcel of land measuring an area of 84(Eighty Four) decimals with dwelling structure situated thereon and lying at Mouza- Ramchandrapur, comprised in R.S. Khatian No. 72, R.S Dag No. 9, originally belonged to one Amulya Ratan Sarkar along with

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(5)

his other properties in different Dags & Khatians at different Mouzas under his possession and occupation as a Rayat for a considerable span of time ;

AND WHEREAS the said Amulya Ratan Sarkar while thus enjoyed the said property died intestate leaving behind his only son Jaharlal Sarkar and only daughter Smt Indumati Chakraborty as his legal heirs and successors in respect of his properties.

AND WHEREAS a Partition suit was initiated by said Smt Indumati Chakraborty before the Ld.7TH Sub-Judge Alipore being Title Suit No.59 of 1963 for a partition of ancestral properties by metes and bounds against her brother Jawahar Lal Sarkar and on hearing the contending parties therein the said Ld. 7TH Sub-Judge Alipore was pleased to pass a final order and judgment on 29th day of May 1967 and the same was finally decreed on 13.6.1967;

AND WHEREAS being dissatisfied with the said Judgment and Decree, the aforesaid Jaharlal Sarkar preferred a Title Appeal being T.A No.1198 of 1967 and which was heard & disposed of by the Ld.9TH Addl. District Judge , Alipore and the Appellant Jaharlal Sarkar lost in the said Appeal;

-----Contd.P/6

(6)

AND WHEREAS the said Jaharlal Sarkar, being dissatisfied with the said final order and judgment passed in T.A No.1198 of 1967, preferred a second Appeal before the Hon'ble High Court at Calcutta being S.A No.713 of 1970.

AND WHEREAS during pendency of the said Appeal No.713 of 1970 both the contending parties arrived at an amicable settlement on some agreed terms to sort out their land dispute and accordingly filed a Solenama (joint compromise Petition) before the Hon'ble High Court at Calcutta in view of protracted litigation & conciliatory discussion initiated by common friends , relations and well wishers and in view of that joint Petition the said Appeal was disposed of by the Hon'ble High Court embodying the terms of said Solenama forming part of Decree promulgated by the Hon'ble Court ;

AND WHEREAS following disposal of the Said Appeal being S.A No.713 of 1970 by the Hon'ble High Court at Calcutta, the said **Jaharlal Sarkar** died intestate on 4th October 1983 leaving behind his **wife** namely **SMT HRIDAYMALA SARKAR** , four **daughters** namely **MINATI BISWAS**,

---- ContP/7

(6)

AND WHEREAS the said Jaharlal Sarkar, being dissatisfied with the said final order and judgment passed in T.A No.1198 of 1967, preferred a second Appeal before the Hon'ble High Court at Calcutta being S.A No.713 of 1970.

AND WHEREAS during pendency of the said Appeal No.713 of 1970 both the contending parties arrived at an amicable settlement on some agreed terms to sort out their land dispute and accordingly filed a Solenama (joint compromise Petition) before the Hon'ble High Court at Calcutta in view of protracted litigation & conciliatory discussion initiated by common friends , relations and well wishers and in view of that joint Petition the said Appeal was disposed of by the Hon'ble High Court embodying the terms of said Solenama forming part of Decree promulgated by the Hon'ble Court ;

AND WHEREAS following disposal of the Said Appeal being S.A No.713 of 1970 by the Hon'ble High Court at Calcutta, the said **Jaharlal Sarkar** died intestate on 4th October 1983 leaving behind his wife namely **SMT HRIDAYMALA SARKAR** , four daughters namely **MINATI BISWAS**,

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(7)

PRANOTI DATTA , MAMATA SENGUPTA & SUMITA SARKAR
and two sons namely **ARUN RANJAN SARKAR** and **PRONAB**
SARKAR;

AND WHEREAS to effectuate the said Solenama & Decree promulgated by the Hon'ble Court in the Said Appeal being S.A No.713 of 1970 , the legal heirs of Jaharlal Lal Sarkar and Smt Indumati Chakraborty herself executed and registered a Deed of Partition to enjoy their respective demarcated share and or, portion in the ancestral property by metes and bounds and the said Deed of Partition was registered at D.R. Alipore recorded in its Book No.1, Vol No.117 Being No. 4935 for the year 1990 ;

AND WHEREAS in view of the said Partition Deed , the legal heirs of Jaharlal Sarkar was jointly allotted schedule "KHA" and as per Clause No.4 of schedule "KHA" they became undivided joint owners in respect of Bastu Land measuring more or less 77 ½ (Seventy seven & half) decimals of land lying on the North Western side alongwith old dwelling structure standing thereon excluding a portion of the said Bastu land measuring more or less 6 ½ (Six & half) decimals of land lying on the South East (corner) side

-----Contd.P/8

(8)

for exclusive possession and enjoyment of Smt Indumati Chakraborty out of total land measuring about 84 ($77 \frac{1}{2} + 6 \frac{1}{2} = 84$) decimals lying and situated at Mouza- Ramchandrapur, comprised in R.S. Khatian No. 72, R.S. Dag No. 9, within Joka-I Gram Panchayet area, Sub Registry Office – Behala, Police Station- Behala, thereafter Thakurpukur, Dist. 24 Parganas(South).

AND WHEREAS in course of peaceful enjoyment of the said property measuring more or less $77 \frac{1}{2}$ (Seventy seven & half) decimals by paying Panchayet taxes and khajana etc the said land was mutated in the name of the legal heirs of Jaharlal Sarkar namely wife, **SMT HRIDAYMALA SARKAR**, four daughters namely **MINATI BISWAS, PRANOTI DATTA, MAMATA SENGUPTA & SUMITA SARKAR** and two sons namely **ARUN RANJAN SARKAR** and **PRONAB SARKAR** at the official records of B.L & L.R.O vide L.R Khatian Nos.718,115,999,719,956,1411 and 1478 (from R.S. Khatian No. 72), L.R Dag No.16 (from R.S. Dag No. 9) and while they had been possessing & enjoying the aforesaid property in ejmali, **mother** namely -----Contd.P/9

(9)

HRIDAYMALA SARKAR died on 28.09.2000 , **sister** namely **SUMITA SARKAR** died spinster on 23.06.2011 , **brother** namely **PRONAB SARKAR** died issueless on 23.07.2012 with his wife namely **SUJATA SARKAR** predeceased on 20.02.2004, so the undivided share of said deceased Mother, Brother and Sister devolved upon the present Vendors namely **MINATI BISWAS, PRANOTI DATTA , MAMATA SENGUPTA** and **ARUN RANJAN SARKAR** and thus they became legally entitled to undivided 1/4th share each in the schedule property alongwith other ancestral properties being absolute rightful joint undivided owners to deal with the same as per their discretion .

AND WHEREAS by virtue of aforesaid Inheritance the present Vendors namely **MINATI BISWAS, PRANOTI DUTA , MAMATA SENGUPTA** and **ARUN RANJAN SARKAR** being lawful joint owners and occupiers with undivided 1/4th share each therein have been paying Panchayet taxes and khajanas the said property and it is presently being unassessed property .

-----Contd.P/10

(8)

for exclusive possession and enjoyment of Smt Indumati Chakraborty out of total land measuring about 84 ($77 \frac{1}{2} + 6 \frac{1}{2} = 84$) decimals lying and situated at Mouza- Ramchandrapur, comprised in R.S. Khatian No. 72, R.S Dag No. 9, within Joka-I Gram Panchayet area, Sub Registry Office – Behala, Police Station- Behala, thereafter Thakurpukur, Dist. 24 Parganas(South).

AND WHEREAS in course of peaceful enjoyment of the said property measuring more or less $77 \frac{1}{2}$ (Seventy seven & half) decimals by paying Panchayet taxes and khajana etc the said land was mutated in the name of the legal heirs of Jaharlal Sarkar namely **wife** ,SMT **HRIDAYMALA SARKAR** , four **daughters** namely **MINATI BISWAS, PRANOTI DATTA , MAMATA SENGUPTA & SUMITA SARKAR** and two **sons** namely **ARUN RANJAN SARKAR** and **PRONAB SARKAR** at the official records of B.L & L.R.O vide L.R Khatian Nos.718,115,999,719,956,1411 and 1478 (from R.S. Khatian No. 72,) , L.R Dag No.16 (from R.S Dag No. 9) and while they had been possessing & enjoying the aforesaid property in ejmali , **mother** namely ----Contd.P/9

(9)

HRIDAYMALA SARKAR died on 28.09.2000 , **sister** namely **SUMITA SARKAR** died spinster on 23.06.2011 , **brother** namely **PRONAB SARKAR** died issueless on 23.07.2012 with his wife namely **SUJATA SARKAR** predeceased on 20.02.2004, so the undivided share of said deceased Mother, Brother and Sister devolved upon the present Vendors namely **MINATI BISWAS, PRANOTI DATTA , MAMATA SENGUPTA** and **ARUN RANJAN SARKAR** and thus they became legally entitled to undivided 1/4th share each in the schedule property alongwith other ancestral properties being absolute rightful joint undivided owners to deal with the same as per their discretion .

AND WHEREAS by virtue of aforesaid Inheritance the present Vendors namely **MINATI BISWAS, PRANOTI DUTA , MAMATA SENGUPTA** and **ARUN RANJAN SARKAR** being lawful joint owners and occupiers with undivided 1/4th share each therein have been paying Panchayet taxes and khajanas the said property and it is presently being unassessed property .

-----Contd.P/10

(10)

AND WHEREAS the present vendors have got indefeasible right, title over the aforesaid property and the same is free from all encumbrances .

AND WHEREAS the Vendors decided to sell out all that a portion land measuring **4 (Four) Cottahs** together with RT shed structure standing there of situated on the North western side (corner) of undivided total land measuring 77 ½ (Seventy seven & half) decimals excluding sold out portion in the meantime thereof lying at Mouza- Ramchandrapur, Pargana- Magura, J.L.No.31, R.S.No.334, comprised in R.S. Khatian No. 72, corresponding to L.R Khatian Nos.718,115,999,719,956,1411 and 1478, R.S Dag No. 9, corresponding to L.R Dag No.16 within Joka-I Gram Panchayet area now under KMC ward No.142, Sub Registry Office – Behala, & DSR –II Dist 24 Parganas (S) Police Station- Behala thereafter Thakurpukur now Haridevpur , Dist. 24 Parganas (South) lying & facing on **Dhalipara Haridevpur Road** , Kolkata- 700104 along with user right of 12'(twelve feet) wide common passage attached on the Western side to meet up

--- Contd..P/11

(10)

AND WHEREAS the present vendors have got indefeasible right, title over the aforesaid property and the same is free from all encumbrances .

AND WHEREAS the Vendors decided to sell out all that a portion land measuring **4 (Four) Cottahs** together with RT shed structure standing there of situated on the North western side (corner) of undivided total land measuring $77 \frac{1}{2}$ (Seventy seven & half) decimals excluding sold out portion in the meantime thereof lying at Mouza- Ramchandrapur, Pargana- Magura, J.L.No.31, R.S.No.334, comprised in R.S. Khatian No. 72, corresponding to L.R Khatian Nos.718,115,999,719,956,1411 and 1478, R.S Dag No. 9, corresponding to L.R Dag No.16 within Joka-I Gram Panchayet area now under KMC ward No.142, Sub Registry Office – Behala, & DSR –II Dist 24 Parganas (S) Police Station- Behala thereafter Thakurpukur now Haridevpur , Dist. 24 Parganas (South) lying & facing on **Dhalipara Haridevpur Road** , Kolkata- 700104 along with user right of 12'(twelve feet) wide common passage attached on the Western side to meet up

--- Contd..P/11

(12)

Dist 24 Parganas (S) Police Station- Behala thereafter Thakurpukur now Haridevpur , Dist. 24 Parganas (South) lying & facing on **Dhalipara Haridevpur Road** , Kolkata- 700104 along with user right of 12' wide common passage attached on the Western side at or for a lump sum price of 39,50,000/- (Rupees Thirty Nine Lac Fifty Thousand only) ;

Before execution of this Indenture the Vendors have represented and assured unto the Purchaser that the schedule property to be sold to the Purchaser is free from all encumbrances, charges, liens, attachments, lispendents, mortgage, whatsoever and there is no impediment of any nature, whatsoever, for the Vendors to sell and/or transfer the said property in favour of the Purchaser.

That the Vendors have not entered into any agreement and/or there subsists no agreement for sale and/or transfer and/or agreement for development in respect of the said property with any third party .

And whereas in view of aforesaid representation the Purchaser herein has paid the total consideration, a sum of 39,50,000/- (Rupees Thirty Nine Lac Fifty Thousand only) -----Contd.P/13

(13)

to the Vendors as per memo below and requested the Vendors to execute and / or, register a proper Deed of Conveyance in its favour according to Law;

NOW THIS INDENTURE WITNESSETH pursuant to the agreement for sale & in consideration of the said sum of 39,50,000/- (Rupees Thirty Nine Lac Fifty Thousand only) well and truly paid by the Purchaser to the Vendors on or before the execution of these presents being the full consideration of the said land as per memo. hereunder written and the Vendors doth hereby acquit, release, and by these presents indefeasibly grants, conveys, transfers, sells, assures and assigns unto and to the said Purchaser its successors-in-office, executors, administrators, representative & or assigns ALL THAT the said Bastu land measuring **4 (Four) Cottahs** together with RT100 sq.ft shed structure standing there of situated on the North western side (corner) out of undivided total land measuring 77 ½ (Seventy seven & half) decimals barring sold out portion in the meantime thereof lying at Mouza- Ramchandrapur, Pargana- Magura,

-----Contd.P/14

(14)

J.L.No.31, R.S.No.334, comprised in R.S. Khatian No. 72, corresponding to L.R Khatian Nos.718,115,999,719,956,1411 and 1478, R.S Dag No. 9, corresponding to L.R Dag No.16 within Joka-I Gram Panchayet area now under KMC ward No.142, Sub Registry Office – Behala, & DSR –II Dist 24 Parganas (S) Police Station- Behala thereafter Thakurpukur now Haridevpur , Dist. 24 Parganas (South) lying & facing on **Dhalipara Haridevpur Road** , Kolkata- 700104 along with user right of 12'(twelve feet) wide common passage attached on the Western side more fully described in the schedule hereunder written and delineated in Site Plan annexed hereto and depicted in 'RED' border line OR HOWSOEVER otherwise the said land and hereditaments now is or heretofore was or were situated , butted , bounded ,called ,known , numbered , described or distinguished together with all paths, passages, drains, walls , water , water courses and all other former rights, liberties, benefits, privileges, advantages, easements appendage and appurtenances whatsoever to the said land or any part thereof belonging to or in any way appertaining thereto or with the same or any part thereof usually held, used , enjoyed and

-----Contd..P/15

(15)

occupied therewith reputed to belong or be appurtenant thereto
A N D all the estate right, title, interest, claim and demand
whatsoever both at law and in equity of the Vendors into and
upon the said land and every part thereof A N D all the deeds
writings, evidence of title etc relating to the said land and every
part thereof which now are or, hereafter shall or may be in the
custody, power, control or possession of the said Vendors may
procure the same without any lawful action or suit at law or in
equity TO HAVE AND TO HOLD the said land
hereditaments hereby granted, sold, conveyed and transferred or
expressed or intended and to the use of the said Purchaser
absolutely forever free from all encumbrances AND the Vendors
doth hereby covenant with the purchaser that notwithstanding any
act, deed, thing and matters whatsoever by the vendors or, by
any of their predecessors and ancestors in title made, done or
executed or knowingly suffered to the contrary, the Vendors at all
material times heretofore and now have good right, full power,
absolute authority and indefeasible title to grant, transfer, convey
,sell, assign and assure the said piece and parcel of land hereby
granted, sold, conveyed and transferred or, ---- Contd..P/16

(16)

expressed or intended so to be unto and to the use of the said Purchaser in the manner aforesaid A N D delivered vacant and peaceful 'khas' possession thereof simultaneously with the execution of this presents A N D T H A T the Purchaser shall and may all times hereafter peaceably hold, possess and enjoy the said land or every part thereof on payment of taxes to the Concerned department & to the Land Revenue Department, KMC on getting its name duly mutated and receive the rent, issues and profits thereof without any lawful eviction, interruption, claim and demand whatsoever from the Vendors or by the Vendors or, any person or persons lawfully and equitably claiming from under or in trust for the vendor or from or under any of their ancestors, predecessor-in- title AND THAT free and clear, freely and clearly, absolutely acquitted, exonerated, discharged A N D the Vendors shall and will from time to time or at all times hereafter at the costs and request of the Purchaser do or execute all such act, deeds or things and matters whatsoever for further and more perfectly assuring and conveying the said land hereditaments to and unto the said Purchaser as shall or may be reasonably required.

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(16)

expressed or intended so to be unto and to the use of the said Purchaser in the manner aforesaid A N D delivered vacant and peaceful 'khas' possession thereof simultaneously with the execution of this presents A N D T H A T the Purchaser shall and may all times hereafter peaceably hold, possess and enjoy the said land or every part thereof on payment of taxes to the Concerned department & to the Land Revenue Department, KMC on getting its name duly mutated and receive the rent, issues and profits thereof without any lawful eviction, interruption, claim and demand whatsoever from the Vendors or by the Vendors or, any person or persons lawfully and equitably claiming from under or in trust for the vendor or from or under any of their ancestors, predecessor-in- title AND THAT free and clear, freely and clearly, absolutely acquitted, exonerated, discharged A N D the Vendors shall and will from time to time or at all times hereafter at the costs and request of the Purchaser do or execute all such act, deeds or things and matters whatsoever for further and more perfectly assuring and conveying the said land hereditaments to and unto the said Purchaser as shall or may be reasonably required.

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SCHEDULE OF THE PROPERTY HEREBY SOLD OUT

ALL THAT piece and parcel of land measuring an area of 4
(Four) Cottahs together with RT shed structure measuring 100
 Sq.ft standing thereon situated on the North western side (corner)
 of undivided total land measuring 77 ½ (Seventy seven & half)
 decimals barring sold out portion in the meantime thereof lying at
 Mouza- Ramchandrapur, Pargana- Magura J.L.No.31, R.S.No.334,
 comprised in R.S. Khatian No. 72, corresponding to L.R
 Khatian Nos.718,115,999,719,956,1411 and 1478, R.S Dag No.
 9, corresponding to L.R Dag No.16 within Joka-I Gram
 Panchayet area now under KMC ward No.142, Sub Registry
 Office – Behala, & DSR –II Dist 24 Parganas (S) Police Station-
 Behala thereafter Thakurpukur now Haridevpur , Dist. 24
 Parganas (South) lying & facing on Dhalipara Haridevpur
Road , Kolkata- 700104 along with user right of 12' (twelve feet)
 wide common passage attached on the Western side together
 with easement right for installation of Drain, Electric, Gas, &
 Telephone line over and underground thereof is the subject matter

(19)

of the present deed of Conveyance which is more fully and particularly delineated in Map or Plan, in the RED border lines, is the part and parcel of this Deed of Conveyance and the property is unassessed butted and bounded as follows:-

ON THE NORTH – By Drain and thereafter KMC Road namely Haridevpur Dhalipara Road

ON THE SOUTH – By Part of R.S Dag No. 9(P)

ON THE EAST – By Part of R.S Dag No. 9(P)

ON THE WEST – 12' (twelve feet) wide Common Passage

IN WITNESS WHEREOF the parties hereto have hereunto executed these presents, on the date, month and year first herein above written.

Signed, sealed and delivered
in presence of
Witnesses

1. *Pranesh Biswas*
S/o Late *Nikhil Biswas*
180/2/5 M.G. Road
KOL - 82

2. *Pulak Patra*
Teadergole
P.O. R.C. Shakunari
Kolkata 700104.

Drafted by me & prepared in my office
As per instruction of parties

Khairul Anam Biswas

(Khairul Anam Biswas)
Advocate, Enrol. No.F 449/89
Alipur Police Court, Kolkata-27

1. *Minati Biswas*

(MINATI BISWAS)

2. *Pranati Datta*

(PRANATI DATTA)

3. *Mamata Sengupta*

(MAMATA SENGUPTA)

4. *Arun Ranjan Sarkar*

(ARUN RANJAN SARKAR)

Signature of the Vendors

M/s SKYARE DEVELOPERS (P) LTD

Represented By its Director

SKYARE DEVELOPERS PVT. LTD.

(*Rajuta Mondal*)

Signature of the Purchaser

---- Contd..P/20

Rajuta Mondal
DIRECTOR

(20)

Memo. Of Consideration

Received from the within mentioned purchasers a sum of 39,50,000/- (Rupees Thirty Nine Lac Fifty Thousand only) being the entire consideration in the following manner:

By DD no 991228 dt.19.8.17 drawn on Kotak Mahindra Bank -----	Rs.9,87,500/-
By DD no 991224 dt.18.8.17 drawn on Kotak Mahindra Bank -----	Rs.9,87,500/-
By DD no 991226 dt.19.8.17 drawn on Kotak Mahindra Bank -----	Rs.9,87,500/-
By DD no 991225 dt.18.8.17 drawn on Kotak Mahindra Bank -----	Rs.5,87,500/-
By DD no 991227 dt.19.8.17 drawn on Kotak Mahindra Bank -----	Rs.4,00,000/-

Total Rs. 39,50,000/-

(Rupees Thirty Nine Lac Fifty Thousand only)

Witnesses:

1. *Pranesh Biswas*

2. *Pulak Patra*

1. *मिनाती बिस्वास*

(MINATI BISWAS)

2. *Pranoti Dutta*

(PRANOTI DATTA)

3. *ममता [SUNSHY] [S]*

(MAMATA SENGUPTA)

4. *Arun Ranjan Sarkar*

(ARUN RANJAN SARKAR)

Signature of the Vendors












Thumb 1st finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name

Signature












Thumb 1st finger Middle Finger Ring Finger Small Finger

	left hand					
	right hand					

Name

Signature *विमलि विमल*

Thumb 1st finger Middle Finger Ring Finger Small Finger

	left hand					
	right hand					

Name

Signature *Bramoti Datta*

Thumb 1st finger Middle Finger Ring Finger Small Finger

	left hand					
	right hand					

Thumb 1st finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name

Signature

Thumb 1st finger Middle Finger Ring Finger Small Finger



left hand					
right hand					

Arun Ranjan Sarwan

Name

Signature *Arun Ranjan Sarwan*

Thumb 1st finger Middle Finger Ring Finger Small Finger



left hand					
right hand					

Name

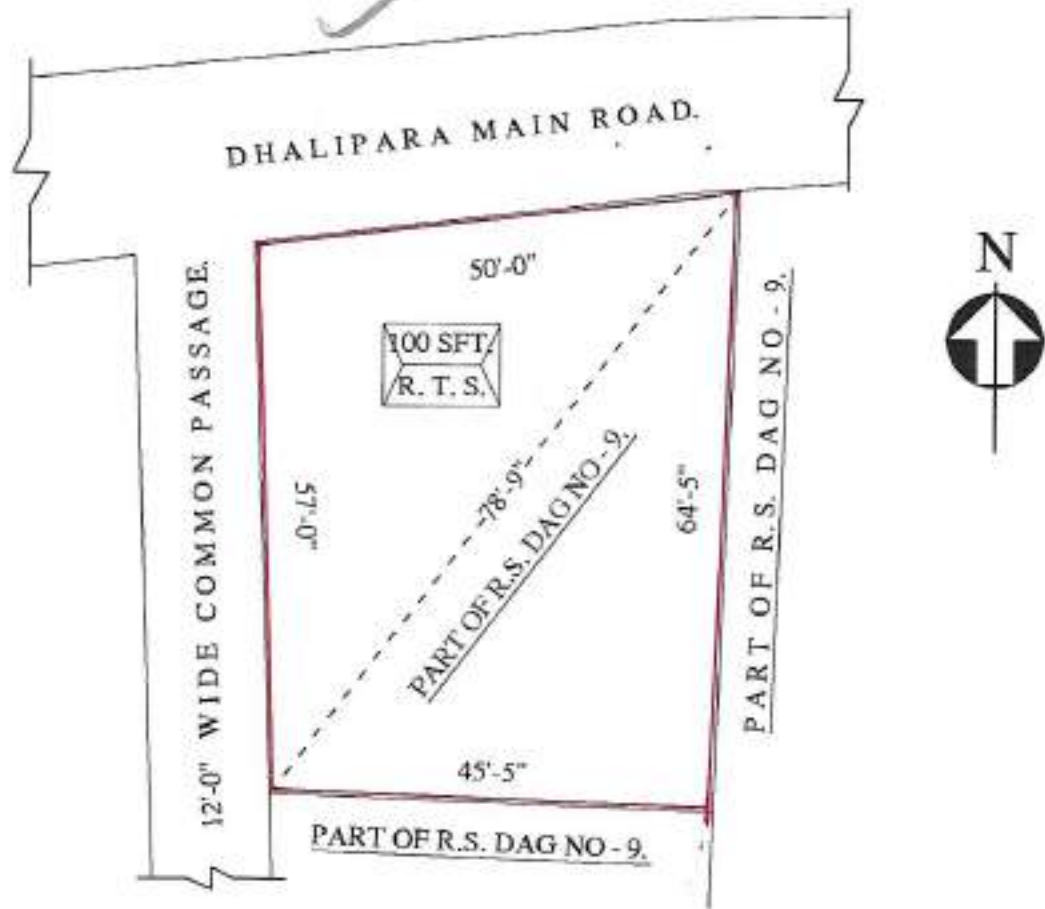
Signature *Rishi Mondal*

Thumb 1st finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

SITE PLAN FOR :- M/S. SKYARE DEVELOPERS (P) LTD.
IN THE PART OF R.S. DAG NO - 9. R.S. KHATIAN NO - 72. L.R.
DAG NO - 16. L.R. KHATIAN NOS - 115, 718, 719, 956, 999, 1411
& 1478. J.L. NO - 31. R.S. NO - 334. MOUZA - RAMCHANDRAPUR.
P.S. THAKURPUKUR NOW HARIDDEVPUR. DIST. SOUTH
24 - PARGANAS. UNDER K. M. C. WARD NO - 142.
KOLKATA - 104. SCALE - 1" = 20'.

AREA OF THE PLOT = ± 4 K. 00 CH. 00 SFT.



মিলাতি দত্ত
 Pranati Datta

অনু রঞ্জন সরকার
 Anun Ranjan Sarkar

SKYARE DEVELOPERS PVT. LTD.

Rijul Mondal

DRAWN BY-

Sanjib Rozario

Surveyor, Planner &
 Diploma in Interior

Decoration & Deasigning.

Regn. No. 401, Date 21/7/17

VENDOR'S SIGNATURE.

PURCHASER'S SIGNATURE.

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

19-201718-005877368-2

Payment Mode

Counter Payment

Date: 17/08/2017 10:30:42

Bank : State Bank of India

BRN Date: 17/08/2017 00:00:00

90019626

DEPOSITOR'S DETAILS

Id No. : 16070001120244/1/2017

[Query No./Query Year]

Name : ARUN KUMAR DAS

Contact No. :

Mobile No. : +91 9830296701

E-mail :

Address : ALIPORE COURT KOLKATA

Applicant Name : Mr K A Biswas

Office Name :

Office Address :

Status of Depositor : Advocate

Purpose of payment / Remarks : Sale, Sale Document

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16070001120244/1/2017	Property Registration- Stamp duty	0030-02-103-003-02	236970
2	16070001120244/1/2017	Property Registration- Registration Fees	0030-03-104-001-16	39514
Total				276484

In Words : Rupees Two Lakh Seventy Six Thousand Four Hundred Eighty Four only



सत्यमेव जयते

Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	1607-0001120244/2017	Office where deed will be registered
Query Date	02/08/2017 9:55:33 PM	A.D.S.R. BEHALA, District: South 24-Parganas
Applicant Name, Address & Other Details	K A Biswas Alipore Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027 Mobile No. : 9830462237, Status : Advocate	
Transaction	Additional Transaction	
[0101] Sale, Sale Document	[4305] Declaration [No of Declaration : 2]	
Set Forth value	Market Value	
Rs. 39,50,000/-	Rs. 39,50,000/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 2,37,020/- (Article:23)	Rs. 39,514/- (Article:A(1), E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 50/-
Remarks		

Land Details :

District: South 24-Parganas, Thana: Haridevpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Haridevpur Dhalipara Road, Pin Code : 700104

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		4 Katha	39,00,000/-	39,00,000/-	Property is on Road
Grand Total :					6.60000000Dec	39,00,000 /-	39,00,000 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	50,000/-	50,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100.00000 sq ft	50,000 /-	50,000 /-	

Seller Details :		Status	Execution Admission Details :
SI No	Name & address		
1	Mrs Minati Biswas Wife of Late Jyoti Alias Stephen Biswas, 366 Mahatma Gandhi Road, Post Office: R C Thakurani, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Female, By Caste: Christian, Occupation: House wife, Citizen of: India, PAN No. BBLPB0612E, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
2	Mrs Pranoti Datta Wife of Late Kumud Ranjan Dutta, 366 Mahatma Gandhi Road, Post Office: R C Thakurani, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Female, By Caste: Christian, Occupation: House wife, Citizen of: India, PAN No. AVEPD6117E, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
3	Mrs Mamata Sengupta Wife of Mr Alike Sengupta, 366 Mahatma Gandhi Road, Post Office: R C Thakurani, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Female, By Caste: Christian, Occupation: Government Service, Citizen of: India, PAN No. DDRPS1150Q, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
4	Mr Arun Ranjan Sarkar Son of Late Jaharlal Sarkar, 366 Mahatma Gandhi Road, Post Office: R C Thakurani, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Male, By Caste: Christian, Occupation: Retired Person, Citizen of: India, PAN No. AKOPS3142B, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self

Buyer Details :		Status	Execution Admission Details :
SI No	Name & address		
1	Ms SKYARE DEVELOPERS P LTD (Private Limited Company) .112 Ho Chi Minh Sarani, Post Office: Barisha, Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 PAN No. AAXCS4676E, Status :Organization, Executed by: Representative	Organization	Executed by: Representative

Representative Details :		Representative of
SI No	Name & Address	
1	Ms Rijuta Mondal Daughter of Mr Barun Mondal, 46/1 Ramkrishna Sarani, Post Office: Behala, Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700060 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AYHPM8013C	Ms SKYARE DEVELOPERS P LTD (as Director)



Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. BEHALA, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16070001120244/2017

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mrs Minati Biswas 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104	Seller	 Minati Biswas		 23/8/17
2	Mrs Pranoti Datta 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104	Seller	 Pranoti Datta		 23/8/17
3	Mrs Mariata Sengupta 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700104	Seller	 Mariata Sengupta		 23/8/17

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr Arun Ranjan Sarkar 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700104	Seller	 <i>Arun Ranjan Sarkar</i>		<i>Arun Ranjan Sarkar</i> 23/8/17
5	Ms Rijuta Mondal 46/1 Ramkrishna Sarani, P.O:- Behala, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700060	Representative of Buyer <i>SKYARE DEVELOPERS P LTD</i>	 <i>Rijuta Mondal</i>		<i>SKYARE DEVELOPERS PVT. LTD</i> <i>Rijuta Mondal</i> DIRECTOR 23/8/17
1	Mr Sudip Das Son of Mr. Sunil Das Memanpore, P.O.- Vivekakanda Pally, P.S.- Maheshtala, Maheshtala, District:-South 24-Parganas, West Bengal, India, PIN - 700139	Identifier of		Signature with date	
		Mrs Minati Biswas, Mrs Pranoti Datta, Mrs Mamata Sengupta, Mr Arun Ranjan Sarkar, Ms Rijuta Mondal		<i>Sudip Das</i> 23/8/17	

(Biswarup Goswami)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
BEHALA
South 24-Parganas, West
Bengal

आयकर विभाग

INCOME TAX DEPARTMENT

PRANATI DATTA

JAHAR LAL SARKAR



भारत सरकार

GOVT. OF INDIA



26/10/1943

Permanent Account Number

AVEPD6117E



Pranati Datta
Signature

Pranati Datta

आयकर विभाग
 INCOME TAX DEPARTMENT
 NAMATA SENGUPTA
 JAHAR LAL SARKAR
 28/05/1949
 Permanent Account Number
 DDRPS11500
 हस्ताक्षर (अनसूय)

भारत सरकार
 GOVT. OF INDIA




7843/17



In case this card is lost / found, kindly inform / return to :
 Income Tax PAN Services Unit, U.T.I.S.I.
 Plot No. 3, Sector 11, CBD Belapur,
 Navi Mumbai - 400 614.
 इस कार्ड के खोने/पाने पर कृपया सूचित करें/सीटार :
 आयकर पत्र सेवा इकाई, U.T.I.S.I.
 प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. बेलपुर,
 नवी मुंबई - 400 614.

हस्ताक्षर (अनसूय)

स्थायी लेखा संख्या PERMANENT ACCOUNT NUMBER

AKOPS3142B



नाम NAME
ARUN RANJAN SARKAR

पिता का नाम / FATHER'S NAME
JAHAR LAL SARKAR

जन्म तिथि / DATE OF BIRTH
30-01-1948

हस्ताक्षर / SIGNATURE

Arun Ranjan Sarkar

B. Das

अधीन कार्य, प.सं. XI

COMMISSIONER OF INCOME-TAX, W.B. - XI

7843/17



93

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इस कार्ड के खो / मिल जाने पर कृपया जारी करने
वाले अधिकारी को सूचित / बापस का दे
संबुद्ध जगद्वय (आयुक्त/अधीन एवं तकनीकी),
पी-7,

चीरिंगी स्क्वायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to
the issuing authority :

Joint Commissioner of Income-tax (Systems & Technical),
P-7,

Chowringhee Square,
Calcutta- 700 069.

Arun Ranjan Sarkar

ELECTION COMMISSION OF INDIA
ভারতের নির্বাচন কমিশন

WB / 22 / 158 / 198486

IDENTITY CARD
পরিচয় পত্র



Elector's Name নির্বাচকের নাম	Biswas Minati বিস্বাস মিনাতি
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Jyoti জ্যোতি
Sex লিঙ্গ	F স্ত্রী
Age as on 1.1.1995 ১.১.১৯৯৫-এ বয়স	60 ৬০

7843/17



93

Address
285 Vivekananda Road, Calcutta.

বিনাম
২৮৫ বিবেকানন্দ রোড, কলিকাতা ১

Facsimile Signature
Electoral Registration Officer
নির্বাচন-নিবন্ধন অফিসার

For 158.-BURTOLA Assembly Constituency
১৫৮, বর্তুলা বিধানসভা বিধান কেন্দ্র

Place স্থান	Calcutta কলিকাতা
Date তারিখ	16.10.95 ১৬.১০.৯৫

মিনাতি বিস্বাস

ভারতের নির্বাচন কমিশন
 পরিচয় পত্র
 ELECTION COMMISSION OF INDIA
 IDENTITY CARD
 TFE1610336



নির্বাচকের নাম : মমতা সেনগুপ্ত
 Elector's Name : Mamata Sengupta
 স্বামীর নাম : অলোক সেনগুপ্ত
 Husband's Name : Alok Sengupta
 লিঙ্গ/সেক্স : ঙ্গ/ফ
 জন্ম তারিখ : 28/05/1948
 Date of Birth :

-7843/17



3

TFE1610336

ঠিকানা:
 এম.জি.রোড, ইনয়ট পুর, ঠাকুর পুকুর, দক্ষিণ 24
 পার্শ্ব, 700104

Address:
 M.G.ROAD, INAYET PUR, THAKUR
 PUKUR, SOUTH 24 PARGANAS, 700104

Date: 26/09/2010

153-সংখ্যক পূর্ণ নির্বাচন কেন্দ্র নির্বাচন
 অফিসারের স্বাক্ষর
 Facsimile Signature of the Electoral
 Registration Officer for
 153-Bahala Purba Constituency

কোন ক্ষেত্রেই যখন যত্ন নিয়াই যোগ্য নির্বাচন কেন্দ্রের একটি
 নির্বাচন কেন্দ্রের নাম পরিবর্তন করাতে হবে তখনই তা
 নির্বাচন-কেন্দ্রের নাম হবে
 In case of change in address mention the Card No.
 in the relevant Form for including your name in the
 roll at the changed address and to obtain the card
 with same number.

মমতা সেনগুপ্ত

7843


ELECTION COMMISSION OF INDIA
 ভারতের নির্বাচন কমিশন
 WB / 18 / 112 / 714329

IDENTITY CARD
 পরিচয় পত্র




Elector's Name নির্বাচকের নাম	Sarkar Arun সর্কার অরুন
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Jaher জাহর
Sex লিঙ্গ	M পুং
Age as on 1.1.1995 ১১.১১.৯৫-এ বয়স	54 ৫৪

13

Arun Ranjan Sarkar

Address
 M.G. Rd (N), Ramchandrapur-31,
 Thakurpukur, S.24-Pgs.

ঠিকানা
 এম.জি.রোড(উঃ),রামচন্দ্রপুর-৩১,
 তাকুরপুকুর,সঃ ২৪ পঃ।



Facsimile Signature
 Electoral Registration Officer
 নির্বাচন-নিবন্ধন অধিকারিক

For 112 - BEHALA EAST
 Assembly Constituency
 ১১২ - বেহালা পূর্ব
 বিধানসভা নির্বাচন কেন্দ্র

Place	ALIPORE
স্থান	অলিপুর
Date	24.08.95
তারিখ	২৪.০৮.৯৫

843/11

आयकर विभाग
INCOME TAX DEPARTMENT
RIJUTA MONDAL
BARUN MONDAL
03/12/1989
Permanent Account Number
AYHPM8013C
Rijuta Mondal
Signature

भारत सरकार
GOVT. OF INDIA



Self Attested
Rijuta Mondal.

Rijuta Mondal

7843/17



आयकर विभाग
INCOME TAX DEPARTMENT
SKYARE DEVELOPERS PRIVATE
LIMITED

भारत सरकार
GOVT. OF INDIA

1708/2018
Permanent Account Number
AAXC64876E

1708/2018

3

SKYARE DEVELOPERS PVT. LTD.
Rajni Mondal
DIRECTOR

7843



ভারত সরকার
 Unique Identification Authority of India
 Government of India

আসনক্রমিক আই ডি / Enrolment No. : 1190/30165/34040

To
 Sudip Das
 সুদীপ দাস
 S/O: Sunil Das
 MEMANPUR
 VIVEKANANDA FALLY
 Maheshtala (M)
 Vivekananda Fally, South 24 Parganas
 West Bengal - 700139

21/12/2013



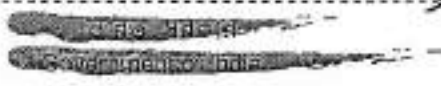
KL687613342FT
68761334



আপনার আধার সংখ্যা / Your Aadhaar No. :

5628 8932 5572

আধার - সাধারণ মানুষের অধিকার



সুদীপ দাস
 Sudip Das
 পিতা : সুদীপ দাস
 Father: SUNIL DAS

জন্মতারিখ/DOB: 05/01/1977
 পুংস্ব / Male

5628 8932 5572



আধার - সাধারণ মানুষের অধিকার

Sudip Das

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BEFORE THE DIST. SUB-REGISTRAR

SOUTH 24 PARGANAS, ALIPORE

9-1607-000 H.20244/2017

Commission Case No. 1652/17 for

-7843/17

250
150
400

I beg inform you that one Sri/Smt. Minuti Biswas. and

~~son~~ others of 366 M.G. Rd. P.S. Thakurpur. Kol-104
executed a deed of sale / gift / power / partition deed / will / agreement etc. on 22/8/17

In favour of SKYARE Developers
Pvt Ltd ~~presented~~ by Registrar The deed/s has / have presented to you by Minuti

the claimant bearing pending No. _____

ledy very ill and weak to move.

93

I, therefore request you to kindly pay a visit in the following address / in her / his

private residence at 366 M.G. Rd. P.S. Thakurpur. Kol-104
in order to examine her / him and register the deed in questions.

The requisite T. A. has been deposited. The distance of The _____

Place of commission is 10+10 = 20 K.M.

Visit will be paid on 22/8/17

Yours faithfully.

K.A. Biswas. 9163017867
Sudip (Raju) - 9903895162

Location: Keora Bazar
Misra

Dist. Sub-Register
South 24 Parganas

K.A. Biswas.

Signature of the Executant
presentant / lawyer

Alipore Police
Post P.S. Alipore
Kol-27

Major Information of the Deed

Deed No :	I-1607-07843/2017	Date of Registration	25/08/2017
Query No / Year	1607-0001120244/2017	Office where deed is registered	
Query Date	02/08/2017 9:55:33 PM	A.D.S.R. BEHALA, District: South 24-Parganas	
Applicant Name, Address & Other Details	K A Biswas Alipore Court,Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9830462237, Status :Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 39,50,000/-	Rs. 39,50,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 2,37,070/- (Article:23)	Rs. 39,514/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Haridevpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Haridevpur Dhalipara Road, , Ward No: 142

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		4 Katha	39,00,000/-	39,00,000/-	Property is on Road
Grand Total :					6.6Dec	39,00,000 /-	39,00,000 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	50,000/-	50,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100 sq ft	50,000 /-	50,000 /-	

Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mrs Minati Biswas Wife of Late Jyoti Alias Stephen Biswas 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Female, By Caste: Christian, Occupation: House wife, Citizen of: India, PAN No.: BBLPB0612E, Status :Individual, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence
2	Mrs Pranoti Datta Wife of Late Kumud Ranjan Dutta 366 Mahatma Gandhi Road, P.O:- R C THAKURANI, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Female, By Caste: Christian, Occupation: House wife, Citizen of: India, PAN No.: AVEPD6117E, Status :Individual, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence

3	<p>Mrs Mamata Sengupta Wife of Mr Alike Sengupta 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Female, By Caste: Christian, Occupation: Government Service, Citizen of: India, PAN No.:: DDRPS1150Q, Status :Individual, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence</p>
4	<p>Mr Arun Ranjan Sarkar (Presentant) Son of Late Jahariak Sarkar 366 Mahatma Gandhi Road, P.O:- R C Thakurani, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700104 Sex: Male, By Caste: Christian, Occupation: Retired Person, Citizen of: India, PAN No.:: AKOPS3142B, Status :Individual, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/08/2017 , Admitted by: Self, Date of Admission: 23/08/2017 ,Place : Pvt. Residence</p>

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Ms SKYARE DEVELOPERS P LTD 112 Ho Chi Minh Sarani, P.O:- Barisha, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 , PAN No.:: AAXCS4676E, Status :Organization, Executed by: Representative</p>

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Ms Rijuta Mondal Daughter of Mr Barun Mondal 46/1 Ramkrishna Sarani, P.O:- Behala, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700060, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AYHPM8013C Status : Representative, Representative of : Ms SKYARE DEVELOPERS P LTD (as Director)</p>

Identifier Details :

Name & address	
Mr Sudip Das Son of Mr Sunil Das Memanpore, P.O:- Vivekakanda Pally, P.S:- Maheshtala, Maheshtala, District:-South 24-Parganas, West Bengal, India, PIN - 700139, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Identifier Of Mrs Minati Biswas, Mrs Pranoti Datta, Mrs Mamata Sengupta, Mr Arun Ranjan Sarkar, Ms Rijuta Mondal	

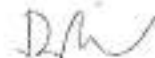
Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mrs Minati Biswas	Ms SKYARE DEVELOPERS P LTD-1.65 Dec
2	Mrs Pranoti Datta	Ms SKYARE DEVELOPERS P LTD-1.65 Dec
3	Mrs Mamata Sengupta	Ms SKYARE DEVELOPERS P LTD-1.65 Dec
4	Mr Arun Ranjan Sarkar	Ms SKYARE DEVELOPERS P LTD-1.65 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mrs Minati Biswas	Ms SKYARE DEVELOPERS P LTD-25.00000000 Sq Ft
2	Mrs Pranoti Datta	Ms SKYARE DEVELOPERS P LTD-25.00000000 Sq Ft
3	Mrs Mamata Sengupta	Ms SKYARE DEVELOPERS P LTD-25.00000000 Sq Ft
4	Mr Arun Ranjan Sarkar	Ms SKYARE DEVELOPERS P LTD-25.00000000 Sq Ft

Endorsement For Deed Number : I - 160707843 / 2017

On 18-08-2017

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 39,50,000/-



Biswarup Goswami
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
South 24-Parganas, West Bengal

On 23-08-2017

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

Presented for registration at 18:40 hrs on 23-08-2017, at the Private residence by Mr Arun Ranjan Sarkar , one of the Executants,

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

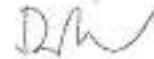
Execution is admitted on 23/08/2017 by 1. Mrs Minati Biswas, Wife of Late Jyoti Alias Stephen Biswas, 366 Mahatma Gandhi Road, P.O: R C Thakurani, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Christian, by Profession House wife, 2. Mrs Pranoti Datta, Wife of Late Kumud Ranjan Dutta, 366 Mahatma Gandhi Road, P.O: R C THakurani, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Christian, by Profession House wife, 3. Mrs Mamata Sengupta, Wife of Mr Alike Semgupta, 366 Mahatma Gandhi Road, P.O: R C Thakurani, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Christian, by Profession Government Service, 4. Mr Arun Ranjan Sarkar, Son of Late Jaharlal Sarkar, 366 Mahatma Gandhi Road, P.O: R C Thakurani, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Christian, by Profession Retired Person

Indetified by Mr Sudip Das, , Son of Mr Sunil Das, Memarpore, P.O: Vivekakanda Pally, Thana: Maheshtala, , City/Town: MAHESHTALA, South 24-Parganas, WEST BENGAL, India, PIN - 700139, by caste Hindu, by profession Business

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

Execution is admitted on 23-08-2017 by Ms Rijuta Mondal, Director, Ms SKYARE DEVELOPERS P LTD (Private Limited Company), 112 Ho Chi Minh Sarani, P.O:- Barisha, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008

Indetified by Mr Sudip Das, . . Son of Mr Sunil Das, Memanpore, P.O: Vivekakanda Pally, Thana: Maheshtala, . City/Town: MAHESHTALA, South 24-Parganas, WEST BENGAL, India, PIN - 700139, by caste Hindu, by profession Business



Biswarup Goswami
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
South 24-Parganas, West Bengal

On 25-08-2017

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39,514/- (A(1) = Rs 39,500/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 39,514/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 17/08/2017 12:00AM with Govt. Ref. No: 192017180058773682 on 17-08-2017, Amount Rs: 39,514/-, Bank: State Bank of India (SBIN0000001), Ref. No. 90019626 on 17-08-2017, Head of Account 0030-03-104-001-18

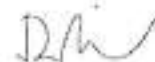
Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 2,37,020/- and Stamp Duty paid by Stamp Rs 100/-, by online = Rs 2,36,970/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 622493, Amount: Rs.100/-, Date of Purchase: 17/08/2017, Vendor name: A K Purakayastha

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 17/08/2017 12:00AM with Govt. Ref. No: 192017180058773682 on 17-08-2017, Amount Rs: 2,36,970/-, Bank: State Bank of India (SBIN0000001), Ref. No. 90019626 on 17-08-2017, Head of Account 0030-02-103-003-02



Biswarup Goswami
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1607-2017, Page from 229815 to 229863

being No 160707843 for the year 2017.



DM

Digitally signed by BISWARUP
GOSWAMI
Date: 2017.09.01 10:32:44 +05:30
Reason: Digital Signing of Deed.

(Biswarup Goswami) 9/1/2017 10:32:39 AM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
West Bengal.

(This document is digitally signed.)