

STAMP AFFIXED BY.

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STAMP SUPERINTENDENT,
CALCUTTA COLLECTORATE.

863

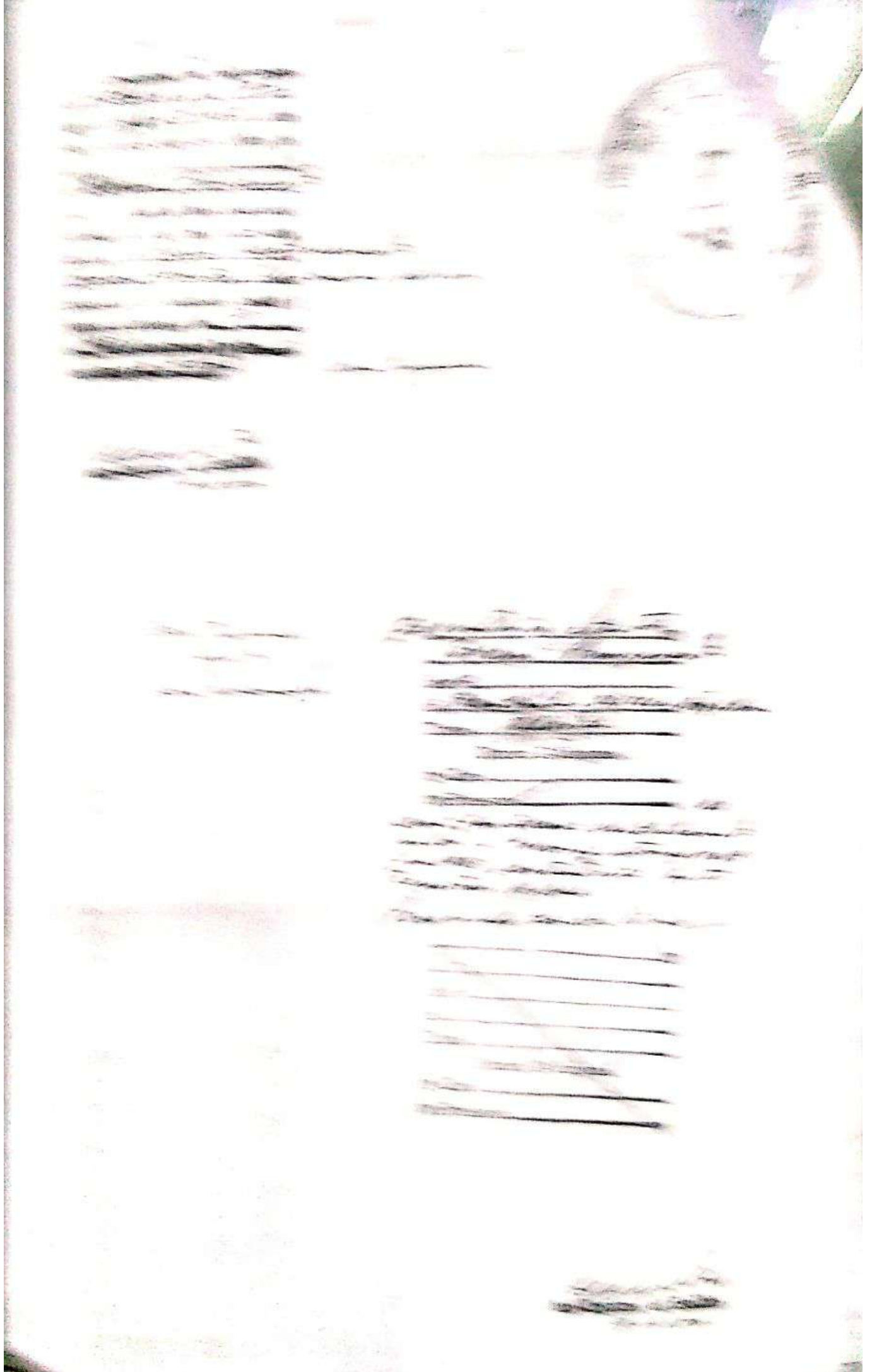
Stampable Under Rule 21 duly Stamped
for the I. S. Act, 1899 as amended
Act III of 1922 & by Sec 82 (1) of the
Stamp Improvement Act, 1911. *3-6-40*
Rs. *40*

Stamp Paid Under the I. S. Act,
Act III of 1922

Total duty Paid Under the C. L. Act
470-50
id in excess *1-50*
Total..... (in figure & in words) *831-50*

Form A 987
22/
100/
Sub-Registrar of Scaldah
9-4-40

THIS INDENTURE made this 9th day of April One
Thousand Nine Hundred and Sixty BETWEEN THE RAMAKRISHNA MISSION
a Society registered under the Societies' Registration Act
(Act XXI of 1860) and having their registered office at Belur
in the District of Howrah hereinafter called the "VENDOR"
(which expression shall include the members of the Governing
Body for the time being of the said Mission and their succes-
sors in Office and interest) of the ONE PART, And SACHINDRA
NATH DE son of Late Phani Bhusan De of No. 26/20 Omla Raja
Lane within the Municipal limits of the town of Calcutta here-
inafter called the "PURCHASER" (which expression shall in-
clude his heirs, executors, administrators, representatives
and assigns) of the OTHER PART, WHEREAS by a Deed of Gift dated
Twenty Eighth day of April One Thousand Nine Hundred and Fifty
One and registered in Book I, Vol. No. 53 Pages 87 to 102
Being No. 1629 for the year 1951 of the office of the Regis-
trar of Assurances, Calcutta one Nirmal Kumar De did thereby
for the consideration therein contained grant unto the Ven-
dor by way of absolute Gift amongst others premises Nos. 136
and 136/1, Beliaghata Road, Calcutta absolutely and forever
and



and free from all encumbrances as therein provided AND WHEREAS the Vendor is thus absolutely seized and possessed of ALL THAT piece or parcel of Bustee land and premises No. 136/1, Belia-ghata Road within the Municipal limits of the town of Calcutta portions whereof being Plots Nos. 1,13,14 & 16 containing a total area of about 11 Cottahs 12 Chittacks on which the huts belonging to tenants are situated and now numbered as premises Nos. 136/1/H/1, 136/1/H/13, 136/1/H/14 and 136/1/H/16 Belia-ghata Road, Calcutta, respectively are intended to be hereby -

for
for of the Vendor of and in the said divided and demarcated pieces or parcels of lands being Plots Nos. 1,13,14 & 16 containing by estimation a total area of 11 Cottahs 12 Chittacks more or less being portions of the aforesaid premises Nos.136/1, Belia-ghata Road fully described in Parts A, B & C of Schedule I hereunder written free from all encumbrances at or for the -- price or sum of Rs. 2000/- (Rupees Two Thousand only) per -- cottah on actual measurement AND WHEREAS the area of the said plots of land on actual measurement has been found to contain a total area of 11 Cottahs, 12 Chittacks and 9 Square feet - more or less and the price thereof calculated at the afore- said agreed rate amounts to Rs. 23,525/- (Rupees Twenty Three Thousand Five Hundred Twenty Five) NOW THIS INDENTURE WIT- NESSETH that in pursuance of the said agreement and in consi- *for* deration of ~~the sum~~ of Rs. 23,525/- (Rupees Twenty Three Thou- sand Five Hundred and Twenty Five) of lawful money of the -- *for* Union of India well and truly paid by the Purchaser to the -- Vendor

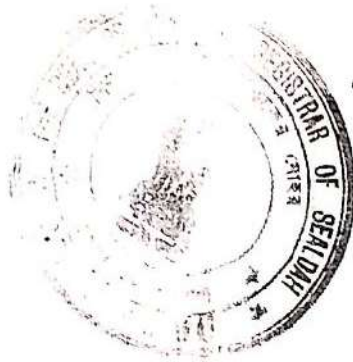


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7-4-80.
Sub-Registrar, Sealdah.

Vendor on or before the Execution of these presents (the receipt whereof the Vendor do hereby admit and acknowledge) the Vendor do hereby grant convey sell transfer assure and assign unto the Purchaser ALL the right title and interest of the Vendor of and in all those several demarcated plots of revenue redeemed land (excluding the huts and structures standing thereon and belonging to the tenants thereof) being plots Nos. 1, 13, 14 & 16 and containing by measurement an total area of 11 Cottahs, 12 Chittacks and 9 Square feet be the same a little more or less formed out of premises Nos. 136/1, Beliaghata Road, Calcutta which plots are now/as ^{known} premises Nos. 136/1/H/1, 136/1/H/13, 136/1/H/14 and 136/1/H/16 Beliaghata Road, Calcutta respectively and which plots are described in Parts A, B & C of the Schedule I hereunder written and delineated in the two or several plans hereto annexed and therein bordered OR --- HOWEVER OTHERWISE the said several plots of revenue redeemed lands are or were or may be situated butted or bordered TOGETHER WITH all sewers drains ways paths passages common fences water, water-courses lights rights liberties privileges easements and appurtenances whatsoever to the said several plots of land belonging or in any wise appertaining to or usually held or enjoyed therewith or reputed to belong to or appurtenant thereto AND ALL THE ESTATE right title interest property claim and demand whatsoever of the Vendor in to or upon the said several plots of land TOGETHER WITH all deeds pottahs and instruments of title exclusively relating to the said plots --

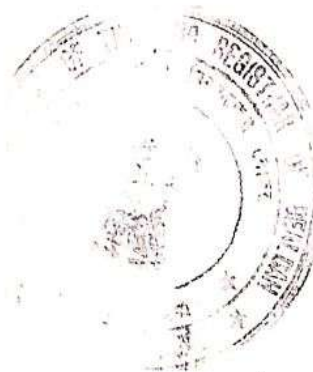
TO

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9-4-50
Sub-Registrar of Sealdah

TO HAVE AND TO HOLD the said several plots of land (excluding the huts and structures of the tenants standing thereon) hereby sold unto and to the use of the Purchaser absolutely and forever and free from all encumbrances excepting the tenancies aforesaid AND the Vendor do hereby covenant with the Purchaser that the Vendor are now absolutely seized and possessed of or otherwise well and sufficiently entitled to the said several plots of land hereby sold AND THAT the Vendor have now good right full power absolute authority and indefeasible title to grant and sell the said several plots of land unto and to the use of the Purchaser in manner aforesaid AND THAT the Purchaser shall and may at all times hereafter peaceably and quietly hold possess and enjoy the said several plots of land hereby sold and every part thereof and receive and realise the rents issues and profits thereof without any action eviction interruption claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming from under or in trust for it AND THAT free and clear freely and clearly and absolutely discharged acquitted exonerated and sufficiently saved defended kept harmless -- and indemnified of from and against all and all manner of estates rights title claims charges liens, debts, attachments, encumbrances whatsoever created made or suffered by the Vendor or any person or persons lawfully or equitably claiming from under or in trust for it excepting ^{the} tenancies as aforesaid AND FURTHER that the Vendor and all person or persons having or lawfully or equitably claiming any estate or interest whatsoever in the said several plots of land or any part thereof 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



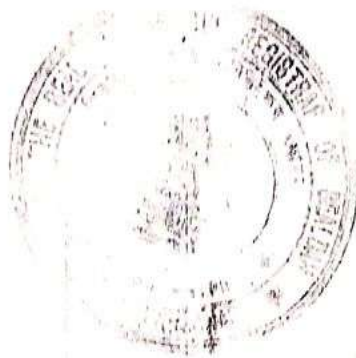
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7-6-50.
Sub-Registrar of Saldah

and executed all such acts deeds matters and things whatsoever for further better and more perfectly assuring the said several plots of land and every part thereof unto and to the use of the Purchaser in manner aforesaid as shall or may be reasonably required AND the Vendor do hereby further covenant with the Purchaser that the Vendor shall and will unless prevented by fire or some other inevitably accident from time to time and at all times hereafter upon every reasonable request and at the costs of the Purchaser produce or cause to be produced unto the Purchaser his attorney or attorneys agent or agents at any trial hearing commission examination or otherwise as occasion shall require all or any of the documents comprised in the Schedule II hereto for manifesting defending and proving the title of the Purchaser to and in the said several plots of land hereby -- sold AND ALSO at the like request and costs deliver or cause -- to be delivered unto the Purchaser such attested or other copies or abstracts of or extracts from the said documents or any of them as the Purchaser may require AND shall and will in meantime unless prevented as aforesaid keep the said documents safe unobliterated and uncanceled.

THE SCHEDULE I ABOVE REFERRED TO.

PART A.

ALL the right title and interest of the Vendor of and in ALL THAT divided



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7-4-80
M. Registrar of Sealdah

divided and demarcated piece or parcel of revenue redeemed land comprised under the present hut No. 136/1/H/1 formed out of the bustee land being premises No. 136/1, Beliaghata Road within the Municipal limits of town of Calcutta and containing by admeasurement an area of 1 Cottah 8 Chittacks be the same a little more or less within Mouza Beliaghata Thana Beliaghata Sub-registry Office Sealdah comprised in Holding No. 50 Division III Sub-division 20 in the District of 24 Parganahs and butted and bounded in the manner following that is to say :

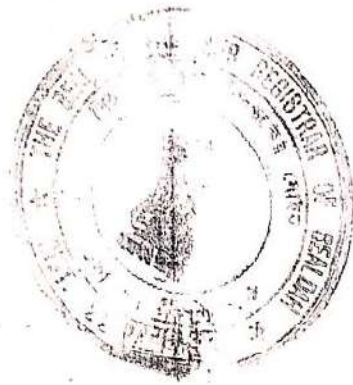
On the North by : Bustee passage.
On the East by : Onda Raja Lane.
On the South by : Land of R.C. Pathak and Ors.
and On the West by : Hut No. 136/1/H/3 of the said premises.

See and which piece or parcel of land is delineated in the map or *See* plan No. 1 hereto annexed and therein bordered Red.

PART B.

ALL the right title and interest of the Vendor of and in ALL THAT divided and demarcated piece or parcel of revenue redeemed land comprised under the present hut Nos. 136/1/H/13, and 136/1/H/14 formed out of the bustee land being premises No. 136/1, Beliaghata Road within the Municipal limits of town of Calcutta and containing by admeasurement an area of 5 Cottahs 2 Chittacks and 29 square feet by the same a little more or less within Mouza Beliaghata Thana Beliaghata Sub-registry Office Sealdah comprised in Holding

(36)



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9-4-50.

Sub-Registrar of Sealdah

Holding No. 50 Division III Sub-division 20 in the District of 24 Parganahs and butted and bounded in the manner following that is to say :

On the North by : Onda Raja Lane.
On the East and South : by Hut No. 136/1/H/15.
and On the West by hut No. 136/1/H/12.

and which piece or parcel of land is delineated in the map or plan No. 2 hereto annexed and therein bordered Violat.

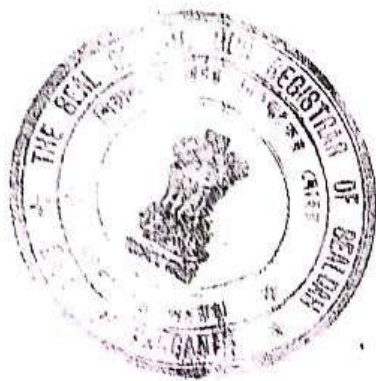
PART "C"

ALL THE right title and interest of the Vendor of and in ALL THAT divided and demarcated piece or parcel of revenue referred land comprised under the present Hut No. 136/1/H/16 ferred out of the bustee land being premises No. 136/1, - belaghata Road within the Municipal limits of town of Calcutta and containing by measurement an area of 5 Cottahs 1 Chittack and 25 Sq. feet be the same a little more or less within Mouza Reliaghata Thana Reliaghata Sub-registry Office Sankha comprised in Holding No. 50 Division III Sub-division 20 in the District of 24 Parganahs and butted and bounded in the manner following that is to say :

On the North by : hut No. 136/1/H/15.
On the East by : hut No. 136/1/H/2.
On the South by : bustee passage.

and

136/1



7-4-50
Sub-Registrar of Companies

and On the West - partly by bustee passage and partly
by hut No. 136/1/H/12.

and which piece or parcel of land is delineated in the map or plan
No. 2 hereto annexed and therein bordered Orange.

THE SCHEDULE II ABOVE REFERRED TO.

LIST OF TITLE DEEDS.

- 1) Certified copy Deed of Settlement dated 23rd April 1838
Between Charles Robert Lackersteen of the First Part
Thomas Lackersteen of the Second Part and Christian James
Lackersteen and Colly Kumar Paulit of the Third Part.
- 2) Certified copy - Deed of Appointment of New Trustee --
dated 28th September 1872 between Georgiana Lackersteen
of the First Part, Charles D' Bruz of the Second Part
and Christian James Lackersteen and another of the Third
Part.
- 3) Original Conveyance dated 4th September 1872 Between -
Christian James Lackersteen of the First Part, Georgiana
Lackersteen of the Second Part and Lolit Mohan Dass
of the Third Part and registered in Bk. I - Vol. 36 Pages
162 to 172 Being No. 2130 for the year 1872 of the office
of District Registrar of Calcutta.
- 4) Original Conveyance dated 1st August 1874 from Albert --
Birmingham Miller Official Assignee of the Estate of --
Lolit



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Sub-Registrar at Sengal

Lalit Mohan Dass to Kali Dass Seal and registered in Bk. I, Vol. 37 Pages 14 to 17 Being No.1744 for the year 1874 of the District Registrar of Calcutta.

5) Original Redemption Certificate dated 1st December 1902 in favour of Kali Dass Seal granted by the Collector, 24 Parganahs.

6) Certified Copy Decree dated 15th October 1914 for Registration of name of the Revenue Free property.

7) Original Deed of Transfer dated 16th May 1938 from the Administrator General of Bengal to Deb Dutta Seal and Registered in Bk. I, Vol. 62 Pages 230 to 235 Being No. 1855 for the year 1938.

8) Original Conveyance dated 19th July 1946 between Deb Dutta Seal and Susil Kumar Mukherjee and Registered in Bk. I - Vol. 33 Pages 223 to 232 Being No.1445 for the year 1946 of the Office of Sub-registrar of Sealdah 24 Parganahs.

9) Original Conveyance dated 4th January 1947 Between Susil Kumar Mukherjee and Amiye Kumar De and registered in Bk. I, Vol. 7 Pages 68 to 73 Being No.29 of 1947 of the office of Sub-registrar of Sealdah, 24 Parganas.

10) Certified copy Decree dated 15th June 1949 made in Award No. 93 of 1949 (In the matter of Arbitration Agreement Between Amiye Kumar De and Nirmal Kumar De & Ors) with Certified copy of the Award of Brojendra Lal



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9-4-60.

Sub Registrar, of Sealdah

Lall Mitra dated 6th April 1949 (Registered in Bk. No. 1
Vol. No. 24 Pages 201 to 245 Being No. 1122 of 1949
of the Office of the Registrar of Calcutta.

11) Original Deed of Gift dated 28th April 1951 from Nirmal
Kumar Das to Ramakrishna Mission and Registered in Bk.No.1
Vol. 53 Pages 87 to 102 Being No. 1629 for the year 1951.

IN WITNESS WHEREOF the Common Seal of the Vendor is here-
unto affixed and these presents signed the day month and year first
above written.

THE COMMON SEAL of the
Ramakrishna Mission is hereunto
affixed by Swami Madhavananda
in the presence of :

Swami Abhayananda
Member, Governing Body

Swami Saswathananda
Assistant Secretary
Ramakrishna Mission

Swami Madhavananda
General Secretary,
Ramakrishna Mission

RECEIVED of and from the within-named
Purchaser the within mentioned sum of Rs. 23,525/-
(Rupees Twenty Three Thousand Five Hundred and
Twenty five) only in full of the consideration money

above

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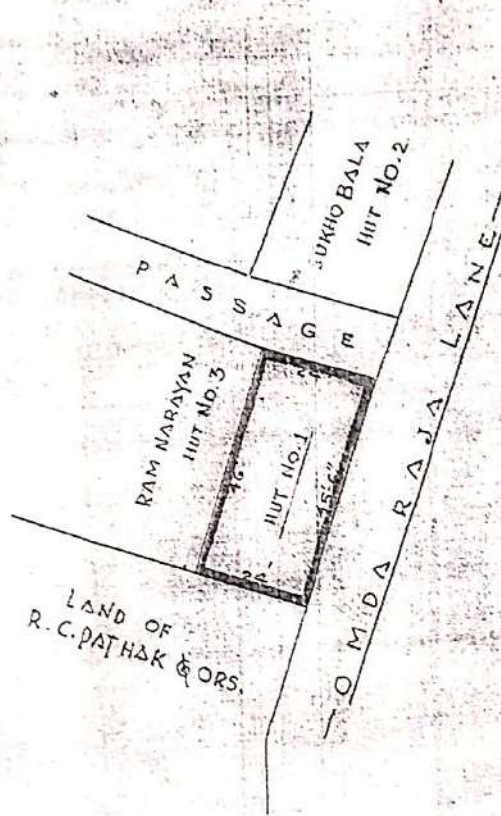
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Sub-Registrar of Sealdan

1960

PLAN SHOWS THE LAND PORTION OF
REMISES NO. 136/1, BELIAGHATA ROAD, CAL.
SCALE, 30 FT. TO AN INCH.

AREA OF LAND: 1^K. 8^{CH}. 0^{SFT}



Swami Abhayachandra
 Director, Ramakrishna Mission

Swami Mahananda
 General Secretary,
 Ramakrishna Mission

Sixam Sankarachandra
 Assistant Secretary,
 Ramakrishna Mission

DRAWN BY
K. S. Ray
 DATED - 12.1.60

ART CRAFTS
 ENGINEERS & ARCHITECTS
 RAHARAH, MANDIR PARA
 24, PARGANAS.

Plan attached to
SER. NO. I
Volume No. 24
Page No. 107
Serial No. 863
For the year 1960

S. R. of Saldah.
18.4.60.

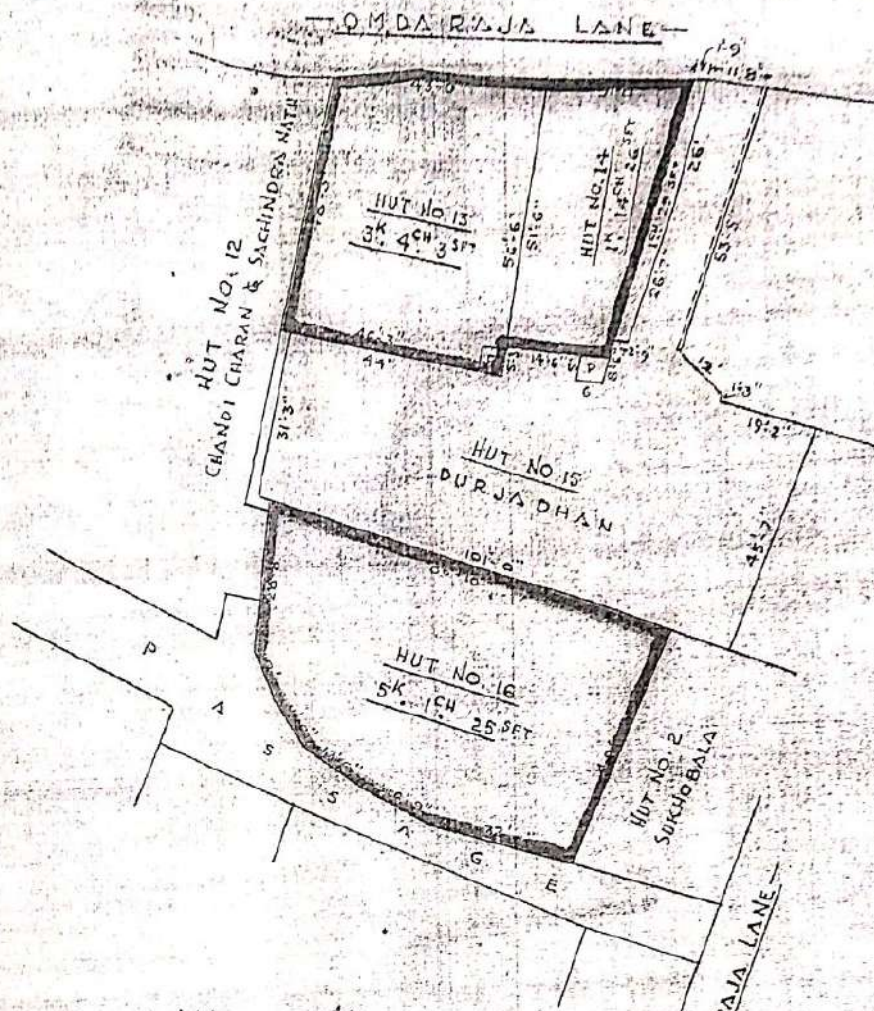


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~~Signature of Registrar~~

SHOWS THE LAND PORTION OF
 P.L.S. NO. 136/1, BELIAGHATA ROAD, CAL.
 SCALE, 30' FT TO AN INCH.

PLAN NO. 2



Swami Abhayananda

Swami Saswataramanda

Assistant Secretary
 Ramakrishna Mission

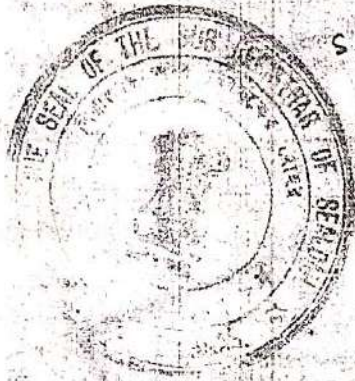
Swami Maharananda

General Secretary
 Ramakrishna Mission

DRAWN BY
K. Shree
 DATED: 12.1.60.

ART CRAFTS
 ENGINEERS & ARCHITECTS
 RAHARAN MANDIRPARA
 24, PARGANAS.

Plan attached to
Serial No. 7
Volume No. 24
Pages 1-105
Being No. 863
of the Year 1860



W. H. S. S.
S. 2. of Sealbook.
18. U. 60.

W. H. S. S.
9-4-60
U.S. Registrar of Seals

above expressed to have been paid by them
as per Memo below :

MEMO OF CONSIDERATION.

By earnest money (Rupees two thousand + one only) Rs 2,009/-
 By a cheque No A 637426 dt 9.3.60 drawn Rs 21,524/-
 on United Bank of India in favour of Rs 23,525/-
 Ramakrishna Mission for

(Rupees twenty three thousand five hundred and twenty five only)

Witness: -

Swami Abhaya Prasad
Member, Governing Body

Swami Saswatananda
Assistant Secretary
Ramakrishna Mission

Swami Mohanram
General Secretary,
Ramakrishna Mission

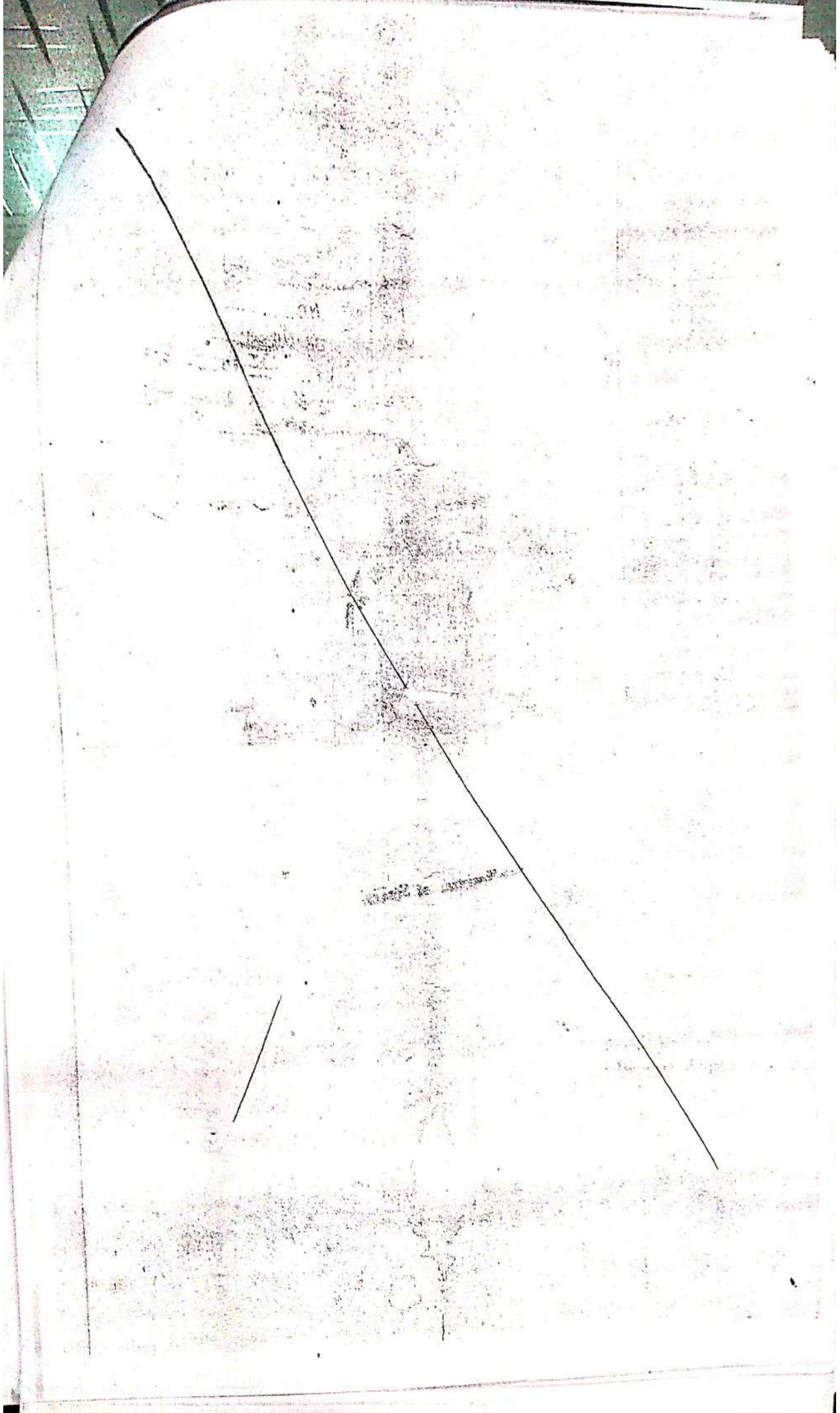
12/11



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9-4-50
Sub-Registrar of Sealdah

স্বাক্ষরিত হইয়াছে

স্বাক্ষরিত হইয়াছে
সিউলি এন্ড কোম্পানি

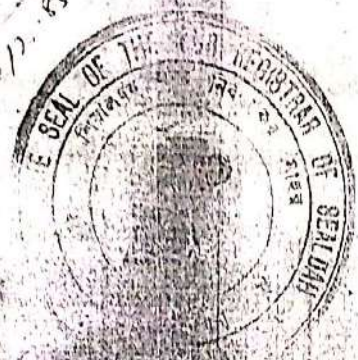


203p (2/1/20) 1/10/1960

DATED THIS 9th DAY OF April 1960



Handwritten notes: 30.12.57, Assessor, 2.12.57



-BETWEEN-
THE RAMAKRISHNA MISSION.

--And--
SACHINDRA NATH DE.



CONVEYANCE.

Calcutta



Handwritten scribble and 'N. 21'

Calcutta 18.4.60

Book No. I
Volume No. 1847-24
Pages 100 to 100p
Page No. 363
Year 1960

SUSIL KUMAR GHOSH,
Solicitor,
6 Old Post Office Street, Cal