

2791/19

1-02551/19

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

₹ 100

ONE

UNINDENTIFIED

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AC 923181

27/09/19

Q-1548384/19

certified that the document is admitted to registration. The signature sheets and the document are the part of this document.

District Sub-Registrar-V
Alipore, South 24 Parganas

01 OCT 2019

THIS INDENTURE made this the 27th day of September, Two Thousand Nineteen (2019)

BETWEEN

[Signature]
Advocate

For SUDIP KUMAR DEY

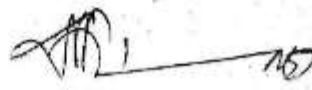
[Signature]
Proprietor

(1) SMT. SWATI DUTTA, (PAN-CBSPD0357A), (Aadhar No.7557 4343 3967), wife of Nirmal Kumar Dutta, by faith - Hindu, by Occupation - Housewife, residing at 5, Deshbandhu Road East, Baranagar(M), North 24 Parganas, P.O. Alambazar, P.S. Baranagar, Kolkata - 700 035 and (2) SRI NIRMAL KUMAR DUTTA, (PAN-ALLPD7579F), (Aadhar No.8347 6069 1306), son of Late Nani Gopal Dutta, by faith - Hindu, by Occupation - Retired, by Nationality - Indian, residing at 5, Deshbandhu Road East, Baranagar(M), North 24 Parganas, P.O. Alambazar, P.S. Baranagar, Kolkata - 700 035, hereinafter jointly called and referred to as the **VENDORS** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their legal heir/heirs, executor/executors, administrator/ administrators, legal representative / representatives and assign / assigns) of the **FIRST PART**

AND

M/S. SUDIP KUMAR DEY a proprietorship Firm having its office at 3, North Purbachal Garden Road, Post Office : Haltu, Police Station - Garfa, Kolkata - 700078, represented by its sole proprietor namely SRI SUDIP KUMAR DEY, (PAN - AESPD5927K), (Aadhar No.4753 8217 8122), son of Late Harendra Lal Dey, by faith Hindu, by Occupation - Business, residing at 3, North Purbachal Garden Road, Post Office : Haltu, Police Station - Garfa, Kolkata - 700078 hereinafter called and referred to as the **PURCHASER** (which term or expression unless excluded by or repugnant to the context be deemed to include its respective heir /heirs, executor/executors, administrator/administrators, representative /representatives, successors-in-office, successors-in-interest and assign/assigns) of the **SECOND PART**.

WHEREAS the **VENDOR No.1** herein namely **SMT. SWATI DUTTA**, is the absolute Owner of a Plot of net land measuring an area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. togetherwith one tile shed measuring an area of 100 (One hundred) Sq.ft. and the **VENDOR No.2** herein namely **SRI NIRMAL KUMAR DUTTA**, is the absolute Owner of a Plot of net land measuring an area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. togetherwith one tile shed measuring an area of 100 (One hundred) Sq.ft. standing thereon and the entire plot of land is situated in Mouza - Nayabad, J.L. No.25, R.S. No.3, Touzi No.56, Pargana - Khaspur,



For SUDIP KUMAR DEY

Sunita Harman Das
Proprietor

comprising in R.S. Dag No.153, under R.S. Khatian No.89, within the Jurisdiction of The Kolkata Municipal Corporation Ward No.109, being Premises No.604, Nayabad, owned by SMT. SWATI DUTTA and Premises No.757, Nayabad, owned by SRI NIRMAL KUMAR DUTTA under Police Station – Panchasayar, Kolkata – 700 099 as described in the SCHEDULE – C below.

AND WHEREAS one Sri Arjun Porel, son of Late Fani Porel, of Atghara, P.S. Sonarpur, District-South 24 Parganas, is the absolute owner of a big plot of land measuring an area of 1.82 One acre and eighty two Decimeals situated in Mouza – Nayabad, J.L. No. 25, R.S. No. 3, Pargana- Khaspur, Touzi No. 56, comprising in R.S. Dag No.153, under R.S. Khatian No.89, and his name was recorded and published during Revisional Settlement Operation and he had been enjoying the demarcated area of said land without any interruption and hindrances.

AND WHEREAS said Sri Arjun Porel developed the said land and thereafter he prepared a master plan wherein he divided the total land into several small plots of land and declared to sell his land to the intending Purchasers.

AND WHEREAS by virtue of a registered Deed of Sale dated 08.06.1984, registered in the office of District Sub-Registrar, Alipore and recorded into Book No.1, Volume No.44, at Pages 76 to 89, Deed No.7467 for the year 1984, said Sri Arjun Porel, sold, conveyed, transferred, assigned and granted one plot of land measuring net land area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. and road area measuring 7 (Seven) Chittacks 15 (Fifteen) Sq.ft. i.e. total gross land area of 3 (Three) Cottahs 12 (twelve) Chittacks togetherwith all easement rights thereto situated in Mouza – Nayabad, J.L. No. 25, R.S. No. 3, Pargana- Khaspur, Touzi No. 56, comprising in R.S. Dag No.153, under R.S. Khatian No.89, in favour of the **VENDOR No.1** herein namely **SMT. SWATI DUTTA**, for a valuable consideration as morefully mentioned therein.

AND WHEREAS the **OWNER/VENDOR No. 1** recorded his name in the record of the Ld. B.L. & L.R.O., Kasba vide Mutation Case No.1178 of 2014 in connection with his entire purchased net land measuring an area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. and thereafter she also recorded her name in the record of The Kolkata



Municipal Corporation known as **K.M.C. Premises No.604, Nayabad**, within Ward No.109, Assessee No.31-109-08-2631-5, presently Police Station – Panchasayar, Kolkata – 700 099, in respect of her gross land area measuring 3 (Three) Cottahs 12 (twelve) Chittacks.

AND WHEREAS but as per present physical measurement the **VENDOR NO.1** herein is now enjoying the net land area measuring 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement as the adjacent road area of the property is now being used by the public as well as the Vendor No.1 herein.

AND WHEREAS the **OWNER/VENDOR No.1** herein is now the absolute owner of the plot of land measuring net land area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement togetherwith one tile shed measuring an area of 100 (One Hundred) Sq.ft. situated in Mouza – Nayabad, J.L. No. 25, R.S. No. 3, Touzi No. 56, being Scheme Plot No.'2' comprising in R.S. Dag No.153, under R.S. Khatian No.89, known as **K.M.C. Premises No.604, Nayabad**, within Ward No.109, presently Police Station – Panchasayar, Kolkata – 700 099 and the property of Owner/Vendor No.1 has been properly described in the **SCHEDULE – A** below.

AND WHEREAS on the same day by virtue of another registered Deed of Sale dated 08.06.1984, registered in the office of District Sub-Registrar, Alipore and recorded into Book No.1, Volume No.44, at Pages 90 to 101, Deed No.7468 for the year 1984, said Sri Arjun Porel, sold, conveyed, transferred, assigned and granted one adjacent plot of land measuring net land area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. and road area measuring 8 (Eight) Chittacks 25 (Twenty five) Sq.ft. i.e. total gross land area of 3 (Three) Cottahs 12 (twelve) Chittacks togetherwith all easement rights thereto situated in Mouza – Nayabad, J.L. No. 25, R.S. No. 3, Pargana- Khaspur, Touzi No. 56, comprising in R.S. Dag No.153, under R.S. Khatian No.89, in favour of the **VENDOR No.2** herein namely **SRI NIRMAL KUMAR DUTTA**, for a valuable consideration as morefully mentioned therein.

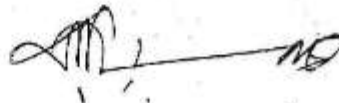
AND WHEREAS ~~and~~ after purchase the **VENDOR No. 2** herein namely **SRI NIRMAL KUMAR DUTTA**, has recorded his name in the record of the Ld. B.L. &

L.R.O., Kasba vide Mutation Case No.1177 of 2014 in connection with his entire purchased net land measuring an area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. and thereafter he also recorded his name in the record of The Kolkata Municipal Corporation known as K.M.C. Premises No.757, Nayabad, within Ward No.109, vide Assessee No.31-109-08-2630-3, presently Police Station – Panchasayar formerly P.S. Purba Jadavpur, Kolkata – 700 099 in respect of his gross land area measuring 3 (Three) Cottahs 12 (twelve) Chittacks.

AND WHEREAS but as per present physical measurement the **VENDOR NO.2** herein is now enjoying the net land area measuring 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. as per present physical measurement as the adjacent road area of the property is now being used by the public as well as the Vendor No.2 herein.

AND WHEREAS the **OWNER/VENDOR No.2** herein is now the absolute owner of a plot of measuring net land area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. as per present physical measurement togetherwith one tile shed measuring an area of 100 (One Hundred) Sq.ft. situated in Mouza – Nayabad, J.L. No. 25, R.S. No. 3, Touzi No. 56, being Plot No. '1', comprising in R.S. Dag No.153, under R.S. Khatian No.89, known as K.M.C. Premises No.757, Nayabad, within Ward No.109, presently Police Station – Panchasayar, Kolkata – 700 099 as described in the **SCHEDULE – B** below.

AND WHEREAS now the **VENDOR No.1** herein namely **SMT. SWATI DUTTA** is the absolute Owner of a Plot of net land measuring an area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement and the **VENDOR No.2** herein namely **SRI NIRMAL KUMAR DUTTA**, is the absolute Owner of a Plot of net land measuring an area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. as per present physical measurement i.e. total land area of two plots of land measuring 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement togetherwith two tile sheds standing thereon each measuring an area of 100 (One hundred) Sq.ft. i.e. total area of 200 (Two hundred) Sq.ft. and the entire plot of land is situated in Mouza – Nayabad, J.L. No. 25, R.S. No. 3, Touzi No. 56, known as **K.M.C. Premises No.604, Nayabad**, owned by the **VENDOR No.1** herein and known as **K.M.C.**



Premises No.757, Nayabad, owned by the **VENDOR No.2** herein, comprising in R.S. Dag No.153, under R.S. Khatian No.89, within the Jurisdiction of The Kolkata Municipal Corporation, Ward No.109, presently Police Station - Panchasayar, Kolkata - 700 099 as described in the **SCHEDULE - C** below.

AND WHEREAS the **VENDORS No. 1 and 2** herein are seized and possessed of and also sufficiently entitled to their said individual land together with two tile sheds standing thereon as described in the **SCHEDULE - A & B** below.

AND WHEREAS the present **OWNERS/VENDORS No. 1 and 2** are the absolute joint Owners in respect of their said respective land area measuring total land area 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement in which Plot No. '2' owned by the **VENDOR No.1** herein and Plot No. '1' is owned by the **VENDOR No.2** herein situated within the ambit of The Kolkata Municipal Corporation Ward No. 109 and they have been enjoying their said respective land and property known as **K.M.C. Premises No.604, Nayabad** is owned by the **VENDOR No.1** and **Premises No.757, Nayabad**, is owned by the **VENDOR No.2** herein and they are enjoying their individual property as described in the **SCHEDULE - 'A' and 'B'** below respectively without any interruption and hindrances by any body else and the adjacent passage area alongwith easement rights is being used as common passage.

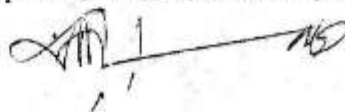
AND WHEREAS being in need of money the present **VENDORS No.1 and 2** have decided for absolute sale of their said respective net land area measuring 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement being **Scheme 'Plot No. '2'** togetherwith one tile shed measuring an area of 100 (One Hundred) Sq.ft. Owned by the **VENDOR No.1** known as **K.M.C. Premises No.604, Nayabad** and also measuring net land area 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. being **Scheme Plot No. '1'** togetherwith one tile shed measuring an area of 100 (One Hundred) Sq.ft. Owned by **VENDOR No. 2** known as **K.M.C. Premises No.757, Nayabad**, totalling land area measuring 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement togetherwith two tile sheds measuring total area of 200 (Two hundred) Sq.ft. standing thereon and the said two plots are adjacent to each other



and situated side by side hereinafter referred to as the 'Said property' as morefully mentioned in the **SCHEDULE 'C'** below and the present **PURCHASER** herein have also agreed to purchase the same which is free from all encumbrances at or for the total consideration price of Rs.70,00,000/- (Rupees Seventy lac) only out of which the **VENDOR No.1** shall get Rs.35,00,000/- (Rupees Thirty five) only and the **VENDOR No. 2** shall get Rs.35,00,000/- (Rupees Thirty five) only and the **PURCHASERS** have paid to the **VENDOR No.1** and **2** the total consideration sum of Rs.70,00,000/- (Rupees Seventy lac) only as full and final consideration money as described as per Memo herein below against **ALL THAT** piece and parcel of total land measuring an area of 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. more or less as per present physical measurement together two tile sheds measuring total area of 200 (Two Hundred) Sq.ft. within K.M.C. Ward No. 109, comprising in R.S. Dag No.153, under R.S. Khatian No.89, of Mouza - Nayabad, J.L. No. 25, R.S. No. 3, Touzi No. 56, marked as Scheme Plot No.'2' and Scheme Plot No.'1', within Police Station - formerly Kasba, thereafter P.S. Purba Jadavpur, presently P.S. Panchasayar, District 24-Parganas South known as K.M.C. Premises No. 604, Nayabad and Premises No.757, Nayabad as morefully mentioned and described in the **SCHEDULE -'C'** hereunder written and the entire land delineated and shown in the annexed Plan /Map by **RED** borderline which is the part and parcel of this deed.

NOW THIS INDENTURE WITNESSETH THAT :

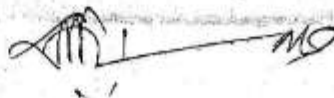
1. In pursuance of the said offer and acceptance and in consideration of the said total sum of Rs.70,00,000/- (Rupees Seventy lac) only in full and finally paid by the **PURCHASER** to the **VENDORS No. 1** and **2** herein (the receipt whereof the **VENDORS No.1** and **2** doth hereby acknowledge as per Memo of Consideration hereinunder written and of and from the same and every part thereof release the **PURCHASER** and the said plot of land together two tile sheds as mentioned in the **SCHEDULE 'C'** below) and the **VENDORS No.1** and **2** doth hereby indefeasibly grant, transfer, convey, assign and assure unto the **PURCHASER ALL THAT** the piece and parcel of the said total land measuring an area of 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement togetherwith two tile sheds each measuring an area of 100 (One Hundred) Sq.ft. i.e. totalling tile shed area of 200 (Two



hundred) Sq.ft. standing thereon together with all easement rights upon the land and adjacent road/passage comprising in R.S. Dag No.153, under R.S. Khatian No.89, of Mouza : Nayabad, J.L. No. 25, Parganas- Khaspur, R.S. No. 3, marked as Plot No.'2' by 'Yellow' border line in the annexed plan owned by **SMT. SWATI DUTTA** and marked as Plot No.1, by 'Green' border line in the annexed plan owned by **SRI NIRMAL KUMAR DUTTA** within the jurisdiction of The Kolkata Municipal Corporation Ward No. 109, known as **Premises No.604, Nayabad, owned by SMT. SWATI DUTTA and Premises No.757, Nayabad, owned by SRI NIRMAL KUMAR DUTTA**, formerly within Police Station : Kasba, thereafter P.S. Purba Jadavpur, presently P.S. Panchasayar, District : South 24 - Parganas more fully described in the **SCHEDULE - C** hereunder written and the entire sold land more specifically shown and delineated in the annexed Site Plan or Map shown by **RED** border line which is the part and parcel of this Indenture **TOGETHERWITH** all sorts of easement rights over the adjacent common passage / road and all the estates, right, interest, use, possession inheritance, trust, claim and demand whatsoever both at law and in equity of the **VENDORS No.1 and 2** into and upon the said land hereditaments and holding and reversion or reversions remainder or remainders and all the rents issues and profits according to the true nature and tenure thereof together with all ways, path and common passage thereto belonging or held or occupied therewith or whatsoever and every manner of former and present rights little interest and right liberties privileges easements advantages and appurtenance thereto or usually held used, occupied accepted, enjoyed or reputed to belong or to be appurtenant thereto and all the deeds, paths, muniments, writings and evidence of title whatsoever in anywise exclusively relating to or concerning the said land hereditaments and premises and **TO HAVE AND TO HOLD** the same hereby granted conveyed and transferred, assigned, assured or expressed or intended so to be unto and to the use of the **PURCHASER** and his heirs, successors, executors, administrators, legal representatives and assigns, absolutely and forever as and an indefeasible title of inheritance in fee simple in possession free from all and every nature of encumbrances, attachments, charges, liens, suspensions, claim, demands, liabilities and trust whatsoever but nevertheless subject to payment of rents and taxes as applicable. It is noted that the two plots of land as marked as Plot No. '2' measuring land area 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement and Plot No. '1' measuring land area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. are situated side by

side and adjacent to each other and the **VENDORS No.1 and 2** herein are jointly selling the total net land area 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement togetherwith two tile sheds and are receiving the fixed up consideration sum as mentioned in the Memo.of Consideration below :-

2. The **VENDORS No. 1 and 2** doth hereby covenant with the **PURCHASER** and also declare as follows :-
 - a) Notwithstanding any act, deed, matter or thing whatsoever by the **VENDORS No.1 and 2** or their predecessors-in-title or interest done or executed or knowingly to the contrary the **VENDORS No.1 and 2** are lawfully and absolutely entitled to the said total sold land measuring 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement togetherwith two tile sheds each measuring an area of 100 (One hundred) sq. ft. i.e. total area of 200 (Two hundred) Sq.ft. and the hereditaments and premises and that has and had acquired indefeasible title to grant sell, convey, assure, transfer and assign the said land togetherwith the two tile sheds standing hereby granted sold, conveyed, transferred or expressed or intended so to be unto and to the use of the **PURCHASER** for a perfect title without any manner of dispute or hindrance or condition or use trust or other something to alter defect encumber or make void the same.
 - b) The **PURCHASER** shall and may at all times hereafter peaceable and quietly even possess and enjoy the said total land measuring an area of 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. as per present physical measurement togetherwith two tile sheds each measuring an area of 100 (One hundred) sq.ft. i.e. total area of 200 (Two hundred) Sq.ft. standing thereon in the said premises hereby granted and conveyed the said entire land situated within K.M.C. Ward No. 109, presently P.S. Panchasayar, Premises No.604, Nayabad and Premises No.757, Nayabad, Kolkata - 700 099, District : South 24-Parganas and receive the rent issues and profits thereof without any lawful eviction interruption, claim or demand whatsoever from or by the **VENDORS No.1**



and 2 or any person or persons lawfully or equitably claiming any estate or interest from under or in trust for the **VENDORS No.1 and 2.**

- c) The **VENDORS No.1 and 2** shall keep the **PURCHASER** freely and clearly and absolutely acquitted, exonerated, discharged and released and to save harmless and to keep indemnified the **PURCHASER** against all estates, claim, demands, charges, mortgages, liens, lispendents, debts, hypothecation, attachments and encumbrances whatsoever suffered by the **VENDORS No. 1 and 2** or any person lawfully or equitably claiming from under or in trust for the **VENDORS No.1 and 2** in respect of the sold property as mentioned in the **SCHEDULE-C** below.
- d) The **VENDORS No.1 and 2** and all persons having lawfully or claiming equitably any estate or interest whatsoever in the said piece or parcel of the said total land with two tile structures as mentioned in the **SCHEDULE-C** below hereafterments and premises and holding hereby conveyed, granted or any part thereof from under or in trust for the **VENDORS No.1 and 2** shall and will from time to time at all times hereafter at the request and cost of the **PURCHASER** do and execute or cause to be done and executed all such acts, deeds, matters and things, whatsoever for further better and more perfectly and effectually assuring the said property unto and to the use of the **PURCHASER** accordingly to the nature, interest and meaning or these presents as shall or may reasonably required.
- e) The **VENDORS No.1 and 2** declare that the land togetherwith tile sheds standing thereon as mentioned in the **SCHEDULE-C** below hereby sold has not been previously leased, mortgaged, sold nor in any way transferred and there is no charge, lien or any attachments in connection with the said property. The **VENDORS No.1 and 2** herein sold the said land togetherwith two tile sheds as mentioned in the **SCHEDULE-C** below which is not the subject matter of any case, suit or proceedings pending before any Court of Law and it has not been vested nor requisitioned by any notice nor acquisitioned by the Government body or Public body. The **VENDORS No.1 and 2** herein sold the said land with two



tile sheds while having good and marketable title and free from all encumbrances and delivered khas and vacant possession of the said land to the **PURCHASER**. The **VENDORS No. 1 and 2** declare that if any of the statements of this Deed is found false, the **VENDORS No.1 and 2** shall refund the entire consideration togetherwith other compensation and other damages to the **PURCHASERS** on demand.

- f) The said **VENDORS** made a Plan or Map of the entire net land of two plots which is being conveyed and this Map/Plan has been annexed herewith and this map shall be a part of the deed and record of this Deed.
- g) The **VENDORS No.1 and 2** herein also declare that they shall give full co-operation for necessary mutation under the concerned K.M.C. Authority in future in favour of the **PURCHASER**, without any financial liabilities.
- h) The **VENDORS No.1 and 2** also declare herein that the **PURCHASER** shall have every right to transfer the "said entire property" as described in the **SCHEDULE - C** hereunder written such as by gift, sell, lease, mortgage to any Third Party or parties or as and when necessary or making construction or erecting the building thereon and enjoy the same without any interruption.
- i) The **PURCHASER** shall use the adjacent passages of the property and also enjoy its full easement rights and the **PURCHASER** shall have right to bring electric, telephone, drainage and sewerage connection through it.

BE IT NOTED THAT the **VENDORS** have delivered the two Original Title Deeds and all necessary Original papers of Mutation Certificates of K.M.C. and also mutation Certificate of B.L. & L.R.O., original paid up land-tax bill, copy of the Record of Right and paid up K.M.C. tax bill etc. relating to the said land and Property as mentioned in the **SCHEDULE - C** hereunder written to the **PURCHASER** herein at the time of execution of these presents.

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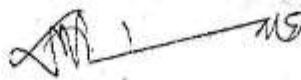
SCHEDULE - 'A' ABOVE REFERRED TO :
(DESCRIPTION OF THE PROPERTY OF THE VENDOR NO.1 NAMELY SMT. SWATI DUTTA)

ALL THAT the piece and parcel of a plot of homestead-land measuring land area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement together with all the easement rights on the land and adjacent passage and also together with a tile shed measuring an area of 100 (One hundred) Sq.ft. standing thereon and the land and the tile shed have been shown in the annexed plan marked as Plot No.'2' by 'Yellow' border line known as Premises No.604, Nayabad, vide Assessee No.31-109-08-2631-1, situated in Mouza - Nayabad, J.L. No. 25, R.S. No.3, Pargana- Khaspur, Touzi No. 56, comprising in R.S. Dag No. 153, under R.S. Khatian No.89, within P.S. formerly Kasba thereafter Police Station - Purba Jadavpur, presently P.S. Panchasayar, Kolkata - 700 099 for which annual rent is paid to the District Collectorate and it is butted and bounded by :-

ON THE NORTH : 12'-0" wide Road ;
ON THE SOUTH : 12'-0" wide Road;
ON THE EAST : 12'-0" wide Road
ON THE WEST : K.M.C. Premises No.757, Nayabad.

SCHEDULE - 'B' REFERRED TO ABOVE
(DESCRIPTION OF THE PROPERTY OF THE VENDOR NO.2 NAMELY SRI NIRMAL KUMAR DUTTA)

ALL THAT the piece and parcel of a plot of homestead land measuring land area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. as per present physical measurement together with all the easement rights on the land and adjacent passage and also together with a tile shed standing thereon measuring an area of 100 (One hundred) Sq.ft. and the land and the tile shed have been shown in the annexed plan marked as Plot No. '1' by 'Green' border line known as Premises No.757, Nayabad, vide Assessee No.31-109-08-2630-3, situated in Mouza - Nayabad, J.L. No.25, R.S. No.3, Pargana- Khaspur, Touzi Nos. 56, comprising in R.S. Dag No.153, under R.S. Khatian No.89, within formerly P.S. Kasba, thereafter P.S. Purba Jadavpur, presently P.S. Panchasayar ,



Kolkata - 700 099 for which annual rent is paid to the District Collectorate and it is butted and bounded by :-

ON THE NORTH : 12'-0" wide Road;
ON THE SOUTH : 12'-0" wide Road;
ON THE EAST : K.M.C. Premises No.604, Nayabad;
ON THE WEST : Land of R.S. Dag No.146.

SCHEDULE - 'C' OF THE PROPERTY REFERRED TO ABOVE
(DESCRIPTION OF ENTIRE SOLD LAND TOGETHERWITH TILE SHEDS
WHICH IS BEING SOLD)

ALL THAT the piece and parcel of the plot of presently homestead land total measuring an area of 6 (Six) Cottahs 8 (Eight) Chittacks 5 (five) Sq.ft. more or less as per present physical measurement whereon standing two tile sheds each measuring an area of 100 (One hundred) Sq.ft. totalling area of 200 (Two Hundred) Sq.ft. situate and lying at Mouza : Nayabad, J.L. No.25, R.S. No.3, Pargana- Khaspur, Additional District Sub-Registration Office Sealdah, District Registration Office Alipore, formerly Police Station : Kasba, thereafter P.S. Purba Jadavpur, presently 'P.S. Panchasayar, District : South 24 - Parganas, together with all easement rights upon the total land and adjacent passage of the land of which the rent of the said land is payable to the District Collectorate South 24 - Parganas on behalf of the State of West Bengal comprised in R.S. Dag No. 153, under R.S. Khatian No.89, within the Jurisdiction of The Kolkata Municipal Corporation, Ward No.109, being Premises No. 604, Nayabad, measuring net land area of 3 (Three) Cottahs 4 (Four) Chittacks 30 (Thirty) Sq.ft. as per present physical measurement marked as Plot No.'2' in the annexed plan and Premises No.757, Nayabad, measuring net land area of 3 (Three) Cottahs 3 (Three) Chittacks 20 (Twenty) Sq.ft. as per present physical measurement marked as Plot No.1 in the annexed plan, Kolkata - 700 099 and the said two plots of land are also situated side by side and adjacent to each other and the annexed plan of this Deed of Conveyance shall be always treated as the part of this indenture and the entire sold land area is demarcated by RED border line and is butted and bounded by :

ON THE NORTH : 12'-0" wide Road;
ON THE SOUTH : 12'-0" wide Road;
ON THE EAST : 12'-0" wide Road
ON THE WEST : Land of R.S. Dag No.146.



IN WITNESS WHEREOF the Parties have put their signature hereto on this day, month and year first above written.

WITNESSES :

~~Somesh Mishra~~
~~Advocate~~

High Court
Calcutta

1. Swati Datta

2. Niranjan Kumar Datta

2. Lanna Lal Datta
70/1, Deshbandhu Road (E)
Kolkata - 700035

SIGNATURE OF THE VENDORS

For SUDIP KUMAR DEY

Sudip Kumar Dey

Proprietor

SIGNATURE OF THE PURCHASER

READ OVER EXPLAINED AND ALSO
PREPARED & DRAFTED BY:

Debes Kumar Mishra (Signature)

(DEBES KUMAR MISHRA)

ADVOCATE [Enrollment No. E/264/220/1989]

HIGH COURT, CALCUTTA

Resi-cum-Chamber :69/1, Baghajatin
Place, Kolkata-86

PH-9830236148(D.K.M.)

Email:debeskumarmisra@gmail.com

9051446430(Somesh),

Email:mishrasomesh08@gmail.com

9836115120(Tapesh),

Email:tapesh.mishra85@gmail.com

MEMO OF CONSIDERATION

RECEIVED with thanks from the within named PURCHASERS for the within mentioned sum of Rs.70,00,000/- (Rupees Seventy lac) only out of which the VENDOR No.1 shall get Rs.35,00,000/- (Rupees Thirty five) only and the VENDOR No. 2 shall get Rs.35,00,000/- (Rupees Thirty five) only as full and final settlement of entire consideration sum in respect of the within mentioned Rayati land and property togetherwith tile sheds being K.M.C. Premises No. 604, Nayabad and 757, Nayabad as described in the within mentioned SCHEDULE in the manner followings :-

Sl. No.	Draft No.	Date	Name of the Bank and Branch	Paid in favour of	Amount(Rs.)
1.	684847	25.09.2019	State Bank of India, Kalikapur Branch	Vendor No.1	Rs35,00,000.00
2.	684846	25.09.2019	-Do-	Vendor No.2	Rs.35,00,000.00
Total :					<u>Rs.70,00,000.00</u>

(Rupees Seyenty lac) only

WITNESSES :


~~Somen Mishra
Advocate~~
High Court
Calcutta

1. Swati Dutta

2. Nirmal Kumar Dutta

SIGNATURE OF THE VENDORS

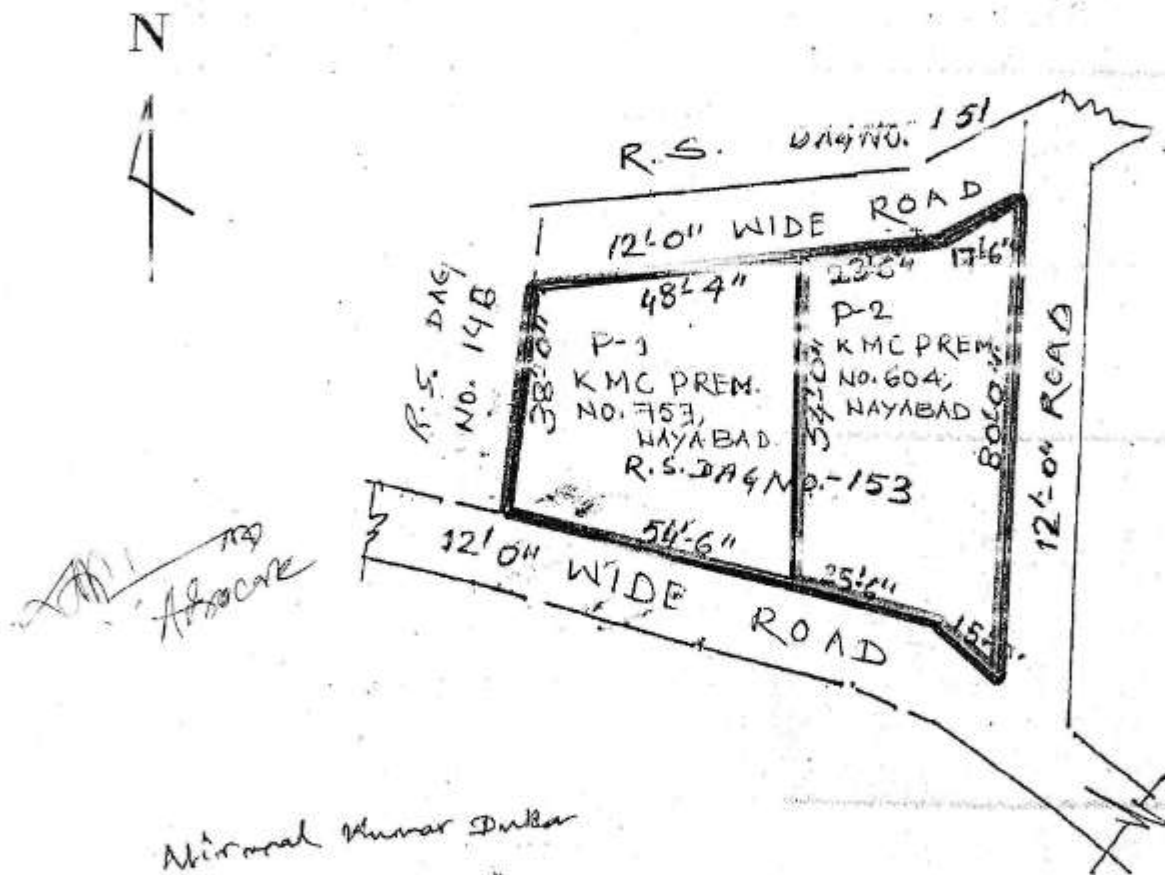
2. Panna Lal Dutta,
70/6/1, Deshbandhu Road (E),
Kolkata - 700025


Advocate

THE PLAN OF TWO PLOTS OF LAND SITUATED IN MOUZA - NAYABAD, J.L. NO. 25, IN R.S. DAG NO.153, UNDER R.S. KHATIAN NO.89, WITHIN THE K.M.C. WARD NO.109, P.S. PANCHASAYAR, KOLKATA - 700 099.

NAME OF THE LAND OWNER	SOLD LAND AREA	K.M.C. PREMISES NO.	MARKED BY COLOUR	PLOT NO.
SWATI DUTTA	3KH. 4CH. 30 SQ.FT.	604, NAYABAD	YELLOW	P-2
NIRMAL KUMAR DUTTA	3KH. 3CH. 20 SQ.FT	757, NAYABAD	GREEN	P-1

ENTIRE SOLD LAND AREA OF TWO PLOTS OF LAND MEASURING 6KH. 8CH. 5 SQ.FT. TOGETHERWITH TWO TILE SHEDS STRUCTURE SHOWN BY RED BORDER NINE



Nirmal Kumar Dutta

Swati Dutta

For SUDIP KUMAR DEY

Sudip Kumar Dey
Proprietor

Sudip
SUDIP KUMAR DEY
J/C AMIN
R. NO. 22/21/141/99
KASBA KOLKATA
DIST SOUTH 24 PARGANAS



S

Name SWATI DUTTA

Signature Swati Dutt

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					



N

Name NIRMAL KUMAR DUTTA

Signature Nirmal Kumar Dutt

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					



S

Name SUDIP KUMAR DEB

Signature Sudip Kumar Deb

	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name

Signature

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

GRN: 19-201920-007801769-2

Payment Mode Counter Payment

GRN Date: 24/09/2019 20 03:57

Bank : ICICI Bank

BRN : ICIC240920190

BRN Date: 25/09/2019 00:00:00

DEPOSITOR'S DETAILS

Id No. : 16300001548388/2/2019

[Query No./Query Year]

Name : SUDIP KUMAR DEY

Contact No. :

Mobile No. : - +91 7044644751

E-mail :

Address : 3 North Purbachal Garden Road Kol 78.

Applicant Name : Mr Somesh MISHRA

Office Name :

Office Address :

Status of Depositor : Buyer/Claimants

Purpose of payment / Remarks : Sale, Sale Document

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16300001548388/2/2019	Property Registration- Stamp duty	0030-02-103-003-02	8220.10
2	16300001548388/2/2019	Property Registration- Registration Fees	0030-03-104-001-16	1174.32

Total

9394.42

In Words : Rupees Nine Lakh Thirty Nine Thousand Five Hundred Thirty Two only

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

GRN: 19-201920-008091889-1

GRN Date: 01/10/2019 10:27:40

BRN : 912219659

Payment Mode Online Payment

Bank : HDFC Bank

BRN Date: 01/10/2019 10:28:39

DEPOSITOR'S DETAILS

Name : TAPESH MISHRA

Contact No. :

E-mail :

Address : HIGH COURT CALCUTTA

Applicant Name : Mr Somesh MISHRA

Office Name :

Office Address :

Status of Depositor : Advocate

Purpose of payment / Remarks : Sale, Sale Document Payment No 8

Id No. : 16300001548388/8/2019
[Query No./Query Year]

Mobile No. : +91 9836115120

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount [₹]
1	16300001548388/8/2019	Property Registration- Stamp duty	0030-02-103-003-02	4060
2	16300001548388/8/2019	Property Registration- Registration Fees	0030-03-104-001-16	580

In Words : Rupees Four Thousand Six Hundred Forty only

Total

4640

भारतीय विमान-पहचान प्राधिकरण
INDIAN AIR CARRIER IDENTIFICATION BOARD OF INDIA

आधार
SWATI DUTTA
Date of Birth/DOB: 11/07/1953
Female/FEMALE

7557 4343 3967

भारत सरकार
भारत आधार, मेरी पहचान
J. Box No. 1947,
Bengaluru-560 001

भारत सरकार
भारत सरकार

Address:
(m), North 24 Parganas,
West Bengal - 700035

7557 4343 3967

Swati Dutta

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT OF INDIA

SWATI DUTTA

SANTOSH KUMAR MITRA

14/07/1953

Permanent Account Number

CBSPD0357A

Swati Dutta
Signature



इस कार्ड को खोलने पर कोई भी सूचना सुरक्षा भंग नहीं होनी चाहिए।
यदि कार्ड खोलने पर सूचना सुरक्षा भंग हो जाती है तो कार्ड को तुरंत नष्ट कर देना चाहिए।
यदि कार्ड खोलने पर सूचना सुरक्षा भंग हो जाती है तो कार्ड को तुरंत नष्ट कर देना चाहिए।
यदि कार्ड खोलने पर सूचना सुरक्षा भंग हो जाती है तो कार्ड को तुरंत नष्ट कर देना चाहिए।

If this card is lost, damaged or found, please do not open it.
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If this card is lost, damaged or found, please do not open it.
If this card is lost, damaged or found, please do not open it.

Swati Dutta



भारत सरकार
GOVERNMENT OF INDIA



Sudip Kumar Dey
Year of Birth - 1970
Male



4753 8217 8122

आधार - आम आदमी का अधिकार

Sudip Kumar Dey



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address:
3, North Purbachal Garden Road, Near
Pally Samity Club, Haltu S.O, Haltu,
Kolkata, West Bengal, 700078

1947
1800 180 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-600 001

PERMANENT ACCOUNT NUMBER

AESPD5927K



नाम / NAME

SUDIP KUMAR DEY

पिता का नाम / FATHER'S NAME

HARENDRALAL DEY

जन्म तिथि / DATE OF BIRTH

04-07-1970

हस्ताक्षर / SIGNATURE

Sudip Kumar Dey

B. B. Das

आयकर आयुक्त, प.प्र.-111

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

Sudip Kumar Dey

इस कार्ड के रूपा / मूल जमाने पर सुरक्षा जांच करके
बाले प्राधिकारी को सूचित / वापस कर दें
संगुप्त आयुक्त आयुक्त (प्रणति एवं तकनीकी)

घोषणी सञ्चार,

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.

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

NIRMAL KUMAR DUTTA

NANI GOPAL DUTTA


20/04/1944


Permanent Account Number
ALLPD7579F


Signature: *[Signature]*






[Handwritten Signature]


 **भारतीय विशिष्ट पहचान प्राधिकरण**
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

 **Nirmal Kumar Dutta**
Date of Birth/DOB: 20/04/1944
Male / MALE





8374 6069 1306

 **1500 3001**  **आधार, मेरी पहचान**  **Post Office, Box No.1947, Bangalore-560 001**



Address:
5, DESHBANHU ROAD EAST, Baranagar
(m), North 24 Parganas,
West Bengal - 700035




8374 6069 1306

Nirma











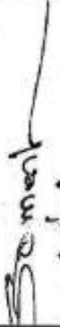
Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16300001548388/2019

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 Swati Dutta 5, D ^E shbandhu Road East, Baranagar M, P.O:- Alambazar, P.S:- Baranagar, District:- North 24-Parganas, West Bengal, India, PIN - 700035	Seller			Swati Dutta 27/9/19
2	Mr Nirmal Kumar Dutta. 5, D ^E shbandhu Road East, Baranagar M, P.O:- Alambazar, P.S:- Baranagar, District:- North 24-Parganas, West Bengal, India, PIN - 700035	Seller			Nirmal Kumar Dutta 27/9/19
3	Mr Sudip Kumar Dey 3, North Purbachal Garden Road, P.O:- Haltu, P.S:- Kasba, District:-South 24-Parganas, West Bengal, India, PIN - 700078	Buyer			Sudip Kumar Dey 27/9/19

Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Somesh Mishra Son of Mr D K Mishra H C, P.O:- GPo, P.S:- Hare Street, Kolkata, District:- Kolkata, West Bengal, India, PIN - 700001	Mrs Swati Dutta, Mr Nirmal Kumar Dutta, Mr Sudip Kumar Dey			 Somesh Mishra 27/9/19

(Krishnendu Talukdar)

DISTRICT SUB-
REGISTRAR

OFFICE OF THE D.S.R. -
V SOUTH 24-PARGANAS

South 24-Parganas, West
Bengal

Major Information of the Deed

Deed No :	I-1630-02551/2019	Date of Registration	01/10/2019
Query No / Year	1630-0001548388/2019	Office where deed is registered	
Query Date	24/09/2019 7:53:55 PM	D.S.R. - V SOUTH 24-PARGANAS, District:	South 24-Parganas
Applicant Name, Address & Other Details	Somesh MISHRA HC District: Kolkata, WEST BENGAL, Mobile No : 9051446430, 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. 70,00,000/-	Rs. 1,18,02,561/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 8,26,200/- (Article:23)	Rs. 1,18,072/- (Article:A(1), E, M(b), H)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip. (Urb area)		

Land Details :

District: South 24-Parganas, P.S:- Purba Jadabpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Nayabad, , Premises No: 604, , Ward No: 109 Pin Code : 700099

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	3 Katha 4 Chatak 30 Sq Ft	34,70,000/-	59,40,207/-	Width of Approach Road: 12 Ft.,

District: South 24-Parganas, P.S:- Purba Jadabpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Nayabad, , Premises No: 757, , Ward No: 109 Pin Code : 700099

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L2			Bastu	3 Katha 3 Chatak 20 Sq Ft	34,70,000/-	58,02,354/-	Width of Approach Road: 12 Ft.,
Grand Total :				10.7365Dec	69,40,000 /-	117,42,561 /-	

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.	30,000/-	30,000/-	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					
S2	On Land L2	100 Sq Ft.	30,000/-	30,000/-	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 :		200 sq ft	60,000 /-	60,000 /-	

Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Mrs Swati Dutta Wife of Mr Nirmal Kumar Dutta 5, DShbandhu Road East, Baranagar M, P.O:- Alambazar, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700035 Sex: Female, By Caste: Hindu, Occupation: Housewife, Citizen of: India, PAN No.:: CBSPD0357A, Aadhaar No: 75xxxxxxxx3967, Status :Individual, Executed by: Self, Date of Execution: 27/09/2019 , Admitted by: Self, Date of Admission: 27/09/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 27/09/2019 , Admitted by: Self, Date of Admission: 27/09/2019 ,Place : Pvt. Residence</p>
2	<p>Mr Nirmal Kumar Dutta Son of Late Nani Gopal Dutta 5, Deshbandhu Road East, Baranagar M, P.O:- Alambazar, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN - 700035 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ALLPD7579F, Aadhaar No: 83xxxxxxxx1306, Status :Individual, Executed by: Self, Date of Execution: 27/09/2019 , Admitted by: Self, Date of Admission: 27/09/2019 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 27/09/2019 , Admitted by: Self, Date of Admission: 27/09/2019 ,Place : Pvt. Residence</p>

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Mr Sudip Kumar Dey (Presentant) Son of Late Harendra Lal Dey 3, North Purbachal Garden Road, P.O:- Haltu, P.S:- Kasba, District:-South 24-Parganas, West Bengal, India, PIN - 700078 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AESPD5927K, Aadhaar No: 47xxxxxxxx8122, Status :Individual, Executed by: Self, Date of Execution: 27/09/2019 , Admitted by: Self, Date of Admission: 27/09/2019 ,Place : Pvt. Residence</p>

Identifier Details :

<p>Mr Somesh Mishra Son of Mr D K Mishra H C, P.O:- GPO, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001</p>			
Identifier Of Mrs Swati Dutta, Mr Nirmal Kumar Dutta, Mr Sudip Kumar Dey			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mrs Swati Dutta	Mr Sudip Kumar Dey-2.71563 Dec
2	Mr Nirmal Kumar Dutta	Mr Sudip Kumar Dey-2.71563 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Mrs Swati Dutta	Mr Sudip Kumar Dey-2.6526 Dec
2	Mr Nirmal Kumar Dutta	Mr Sudip Kumar Dey-2.6526 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mrs Swati Dutta	Mr Sudip Kumar Dey-50.00000000 Sq Ft
2	Mr Nirmal Kumar Dutta	Mr Sudip Kumar Dey-50.00000000 Sq Ft

Transfer of property for S2

Sl.No	From	To. with area (Name-Area)
1	Mrs Swati Dutta	Mr Sudip Kumar Dey-50.00000000 Sq Ft
2	Mr Nirmal Kumar Dutta	Mr Sudip Kumar Dey-50.00000000 Sq Ft

Endorsement For Deed Number : I - 163002551 / 2019

On 27-09-2019

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

Presented for registration at 22:35 hrs on 27-09-2019, at the Private residence by Mr Sudip Kumar Dey ,Claimant

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, 1,18,02,561/-

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

Execution is admitted on 27/09/2019 by 1. Mrs Swati Dutta, Wife of Mr Nirmal Kumar Dutta, 5, Deshbandhu Road East, Baranagar M, P.O: Alambazar, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700035, by caste Hindu, by Profession House wife, 2. Mr Nirmal Kumar Dutta, Son of Late Nani Gopal Dutta, 5, Deshbandhu Road East, Baranagar M, P.O: Alambazar, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700035, by caste Hindu, by Profession Retired Person, 3. Mr Sudip Kumar Dey, Son of Late Harendra Lal Dey, 3, North Purbachal Garden Road, P.O: Haltu, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 70007 by caste Hindu, by Profession Business

Indetified by Mr Somesh Mishra, , Son of Mr D K Mishra, H C, P.O: GPo, Thana: Hare Street, , City/Town: KOLKATA Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate



Krishnendu Talukdar

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS

South 24-Parganas, West Bengal

30-09-2019

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 1,18,072/- (A(1) = Rs 1,18,026/- ,E = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by by online = Rs 1,17,492/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of V
Online on 25/09/2019 12:00AM with Govt. Ref. No: 192019200078017692 on 24-09-2019, Amount Rs: 1,17,492/-
Bank: ICICI Bank (ICIC0000006), Ref. No. ICIC240920190 on 25-09-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 8,26,200/- and Stamp Duty paid by by online = 8,22,040/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of V
Online on 25/09/2019 12:00AM with Govt. Ref. No: 192019200078017692 on 24-09-2019, Amount Rs: 8,22,040/-
Bank: ICICI Bank (ICIC0000006), Ref. No. ICIC240920190 on 25-09-2019, Head of Account 0030-02-103-003-02

Krishnendu Talukdar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - V SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 01-10-2019

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 : of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 1,18,072/- (A(1) = Rs 1,18,026/- ,E = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 580/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 01/10/2019 10:28AM with Govt. Ref. No: 192019200080918891 on 01-10-2019, Amount Rs: 580/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 912219659 on 01-10-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 8,26,200/- and Stamp Duty paid by Stamp Rs 100/- by online = Rs 4,060/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 34441, Amount: Rs.100/-, Date of Purchase: 25/09/2019, Vendor name: Tanmo Kar Purkayastha

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 01/10/2019 10:28AM with Govt. Ref. No: 192019200080918891 on 01-10-2019, Amount Rs: 4,060/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 912219659 on 01-10-2019, Head of Account 0030-02-103-003-02

Krishnendu Talukdar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - V SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

P (Kalki Kapoor)

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1630-2019, Page from 100079 to 100109

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DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS

West Bengal.



For SUDIP KUMAR DEY

Sudip Kumar Dey
Proprietor

(This document is digitally signed.)