

7502/18

I-7111/18



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AA 531479

THIS INDENTURE OF CONVEYANCE made this the 23<sup>rd</sup> day of July. TWO THOUSAND AND EIGHTEEN BETWEEN (1) CHANDRAKANT P. SHAH ( PAN NO - ARWPS6294D) (2) ASHWIN P. SHAH ( PAN NO - AIYPS6127Q) (3) MAHENDRA P. SHAH ( PAN NO - ASHPS9486R) all at present residing at 1<sup>st</sup> Floor, Shila Villa, 34, Chakraberia Lane, Kolkata- 700020 all sons of Late Chunilal Shah alias Pitamber Bhaichand Shah alias P. B. Shah, (4) ARVIND P. SHAH (PAN NO - BAXPS9662L) son of late Chunilal Shah alias Pitamber Bhaichand Shah alias P. B. Shah at present residing at 3<sup>rd</sup> Floor of Premises No. - 12/1/5 Monoharpukur Road, Kolkata- 700026, (5) INDIRA H. JASANI ( PAN NO - AHPPJ8776J) wife of Himatlal A. Jasani, residing at Lal-Gabi Darshan, 2<sup>nd</sup> Floor, Flat No. - 8, No. 4 North South Road, Juhu Scheme, Ville-Parle (West), Mumbai - 400 056, (6) DAMYANTI V. HEMANI ( PAN NO - AAZPH3602G) wife of Late Vijay Kumar Hemani, residing at 245, 4th Main, Sarakki, 3rd Phase, J.P. Nagar, Bangalore 560078 (7) KUSUM P. MATALIA ( PAN NO - CEVPM3123H) wife of Prafulkumar J. Matalia residing at Kamala Sadan, 3<sup>rd</sup> Floor, 19, Phiroz Shah Mehta Road Santacruz (West), Mumbai - 400054, (8) ANITA A. MEHTA ( PAN NO -

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.

~ 1 ~

67  
Addl. District Sub-Registrar  
Bhaha, South 24 Parganas  
25 JUL 2018

38,  
23/2/18  
0208974

162651

23 JUN 2018

.....Rs.....Date.....

Name:- ARJUN GOPE, Advocate

Address:- Alipur Police Court, Kol-27

Vendor:-.....

**I. CHAKRABORTY**

68, Dr. Rajendra Prasad Sarani  
Kolkata-700 001

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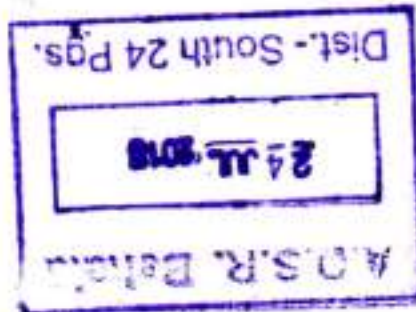


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## Major Information of the Deed

Deed No :	I-1607-07111/2018	Date of Registration	25/07/2018
Query No / Year	1607-1000208974/2018	Office where deed is registered	
Query Date	20/07/2018 3:23:39 PM	A.D.S.R. BEHALA, District: South 24-Parganas	
Applicant Name, Address & Other Details	Bapi Das Alipore Police Court,Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8820258681, Status :Advocate		
Transaction	Additional Transaction		
[0103] Sale, Sale after registered sale agreement with possession	[4305] Other than Immovable Property, Declaration [No of Declaration : 2], [4306] Other than Immovable Property, Sale [Rs : 56,00,000/-]		
Set Forth value	Market Value		
Rs. 3,74,00,000/-	Rs. 3,74,00,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 2,80,030/- (Article:23)	Rs. 56,021/- (Article:A(1), E, A(1))		
Remarks	Sale after Registered Sale agreement of [Deed No/Year]:- 160706893/2018 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Ho - Chi - Min Sarani, Road Zone : (East India Pharmaceutical -- Kethopole (Premises located NOT on Ho-Chi-Min Sarani) Ward-127,128) , , Premises No. 328, Ward No: 127

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1			Pukur		8 Katha	27,99,206/-	27,99,206/-	Width of Approach Road: 8 Ft., Litigated Property,
L2			Bastu		39 Katha	3,41,55,789/-	3,41,55,789/-	Width of Approach Road: 8 Ft., Litigated Property,
TOTAL :					77.55Dec	369,54,995 /-	369,54,995 /-	
Grand Total :					77.55Dec	369,54,995 /-	369,54,995 /-	

### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L2	900 Sq Ft.	4,45,005/-	4,45,005/-	Structure Type: Structure Litigated Property,
Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 40 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		900 sq ft	4,45,005 /-	4,45,005 /-	

Major Information of the Deed :- I-1607-07111/2018-25/07/2018



**Seller Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Arvind Shah</b> Son of Late P B SHAH 12/1/5, Monoharpukur Road, P.O:- KALIGHAT, P.S:- Tollygunge, District-South 24-Parganas, West Bengal, India, PIN - 700026 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BAXPS9662L, Status :Individual, Executed by: Attorney, Executed by: Attorney
2	<b>Mr Chandra Kant Shah</b> Son of Late P B Shah 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bullygunge, District-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ARWPS6294D, Status :Individual, Executed by: Self, Date of Execution: 23/07/2018, Admitted by: Self, Date of Admission: 23/07/2018, Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/07/2018, Admitted by: Self, Date of Admission: 23/07/2018, Place : Pvt. Residence
3	<b>Mr Ashwin Shah</b> Son of Late P B Shah 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bullygunge, District-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AIYPS6127Q, Status :Individual, Executed by: Self, Date of Execution: 23/07/2018, Admitted by: Self, Date of Admission: 23/07/2018, Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/07/2018, Admitted by: Self, Date of Admission: 23/07/2018, Place : Pvt. Residence
4	<b>Mr Mahendra Pitabar Shah</b> Son of Late P B Shah 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bullygunge, District-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ASHPS9486R, Status :Individual, Executed by: Self, Date of Execution: 23/07/2018, Admitted by: Self, Date of Admission: 23/07/2018, Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/07/2018, Admitted by: Self, Date of Admission: 23/07/2018, Place : Pvt. Residence
5	<b>Mrs Indira Himatlal Jasani</b> Wife of Mr Himatlal A Jasani Lal-gabi Darshan, 2nd Floor, Flat No. 8, 4, North,, P.O:- VILE PARLE, P.S:- VILE PARLE, District:-Mumbai, Maharashtra, India, PIN - 400056 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AHPPJ8776J, Status :Individual, Executed by: Attorney, Executed by: Attorney
6	<b>Mrs Damyanti Vijay Hemani</b> Wife of Late Vijay Kumar Hemani 245, 4th Main, Sarakki, 3rd Phase, J P Nagar, Bana, P.O:- J P NAGAR, P.S:- J.P NAGAR, District:-Bangalore, Karnataka, India, PIN - 560078 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AAZPH3602G, Status :Individual, Executed by: Attorney, Executed by: Attorney
7	<b>Mrs Kusum Praful Matalia</b> Wife of Mr Prafulkumar J Matalia FLAT NO-401, BUILDING NO. 8, FAM C.H.S. PLOT NO-19, P.O:- KOPAR KHAIRNE, P.S:- KURLA, District:-Mumbai, Maharashtra, India, PIN - 400709 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: CEVPM3123H, Status :Individual, Executed by: Attorney, Executed by: Attorney
8	<b>Mrs Anita Anil Mehta</b> Wife of Mr Anil Kumar Mehta Kamal Sadan, 3rd Floor, 19, Phiroz Shah Mehta Road, P.O:- SANTA CRUZ, P.S:- SANTA CRUZ, District:-Mumbai, Maharashtra, India, PIN - 400054 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AAHPM1225E, Status :Individual, Executed by: Attorney, Executed by: Attorney
9	<b>Merlin Projects Limited</b> 22 Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033, PAN No.:: AACCM0505B, Status :Organization as Confirming Party, Executed by: Representative, Executed by: Representative

Major Information of the Deed :- I-1607-07111/2018-25/07/2018



**Buyer Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Intregal Distributors Private Limited</b> 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033 , PAN No.:: AABC12004G, Status :Organization, Executed by: Representative

**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Saket Mohta</b> Son of Mr Sushil Kumar Mohta 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AKHPM9746Q Status : Attorney, Attorney of : Mr Arvind Shah, Mrs Indira Himatlal Jasani, Mrs Damyanti Vijay Hemani, Mrs Kusum Praful Matalia, Mrs Anita Anil Mehta

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Pradip KumarB Mehta</b> Son of Late Bhogilal Mehta 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , PAN No.:: AFLPM5857P Status : Representative, Representative of : Intregal Distributors Private Limited (as Director)
2	<b>Mr Saket Mohta (Presentant )</b> Son of Mr Sushil Kumar Mohta 22 Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AKHPM9746Q Status : Representative, Representative of : Merlin Projects Limited

**Identifier Details :**

Name & address	
Iqbal Ahmed Khan Son of Late Nafis Ahmed Khan 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033, Sex: Male, By Caste: Muslim, Occupation: Service, Citizen of: India, , Identifier Of Mr Chandra Kant Shah, Mr Ashwin Shah, Mr Mahendra Pitabar Shah, Mr Pradip KumarB Mehta, Mr Saket Mohta, Mr Saket Mohta	

Major Information of the Deed :- I-1607-07111/2018-25/07/2018





**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Mr Arvind Shah	Intregal Distributors Private Limited-1.65 Dec
2	Mr Chandra Kant Shah	Intregal Distributors Private Limited-1.65 Dec
3	Mr Ashwin Shah	Intregal Distributors Private Limited-1.65 Dec
4	Mr Mahendra Pitabar Shah	Intregal Distributors Private Limited-1.65 Dec
5	Mrs Indira Himatlal Jasani	Intregal Distributors Private Limited-1.65 Dec
6	Mrs Damyanti Vijay Hemani	Intregal Distributors Private Limited-1.65 Dec
7	Mrs Kusum Praful Matalia	Intregal Distributors Private Limited-1.65 Dec
8	Mrs Anita Anil Mehta	Intregal Distributors Private Limited-1.65 Dec

**Transfer of property for L2**

Sl.No	From	To. with area (Name-Area)
1	Mr Arvind Shah	Intregal Distributors Private Limited-8.04375 Dec
2	Mr Chandra Kant Shah	Intregal Distributors Private Limited-8.04375 Dec
3	Mr Ashwin Shah	Intregal Distributors Private Limited-8.04375 Dec
4	Mr Mahendra Pitabar Shah	Intregal Distributors Private Limited-8.04375 Dec
5	Mrs Indira Himatlal Jasani	Intregal Distributors Private Limited-8.04375 Dec
6	Mrs Damyanti Vijay Hemani	Intregal Distributors Private Limited-8.04375 Dec
7	Mrs Kusum Praful Matalia	Intregal Distributors Private Limited-8.04375 Dec
8	Mrs Anita Anil Mehta	Intregal Distributors Private Limited-8.04375 Dec

**Transfer of property for S1**

Sl.No	From	To. with area (Name-Area)
1	Mr Arvind Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
2	Mr Chandra Kant Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
3	Mr Ashwin Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
4	Mr Mahendra Pitabar Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
5	Mrs Indira Himatlal Jasani	Intregal Distributors Private Limited-112.50000000 Sq Ft
6	Mrs Damyanti Vijay Hemani	Intregal Distributors Private Limited-112.50000000 Sq Ft
7	Mrs Kusum Praful Matalia	Intregal Distributors Private Limited-112.50000000 Sq Ft
8	Mrs Anita Anil Mehta	Intregal Distributors Private Limited-112.50000000 Sq Ft

**Endorsement For Deed Number : I - 160707111 / 2018**

Major Information of the Deed :- I-1607-07111/2018-25/07/2018



On 20-07-2018

**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 3,74,00,000/-



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

On 23-07-2018

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

Presented for registration at 19:00 hrs on 23-07-2018, at the Private residence by Mr Saket Mohta ,

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

Execution is admitted on 23/07/2018 by 1. Mr Chandra Kant Shah, Son of Late P B Shah, 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O: LALA LAJPAT RAI SARANI, Thana: Bullygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by Profession Business, 2. Mr Ashwin Shah, Son of Late P B Shah, 1st Floor, Shila Villa, 34, Chakraberia Lane., P.O: LALA LAJPAT RAI SARANI, Thana: Bullygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by Profession Business, 3. Mr Mahendra Pitabar Shah, Son of Late P B Shah, 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O: LALA LAJPAT RAI SARANI, Thana: Bullygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by Profession Business

Indetified by Iqbal Ahmed Khan, , Son of Late Nafis Ahmed Khan, 22, Prince Anwar Shah Road, P.O: Tollygunge, Thana: Charu Market, , South 24-Parganas, WEST BENGAL, India, PIN - 700033, by caste Muslim, by profession Service

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

Execution is admitted on 23-07-2018 by Mr Pradip KumarB Mehta, Director, Intregal Distributors Private Limited, 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033

Indetified by Iqbal Ahmed Khan, , Son of Late Nafis Ahmed Khan, 22, Prince Anwar Shah Road, P.O: Tollygunge, Thana: Charu Market, , South 24-Parganas, WEST BENGAL, India, PIN - 700033, by caste Muslim, by profession Service

Execution is admitted on 23-07-2018 by Mr Saket Mohta, director, Merlin Projects Limited, 22 Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033

Indetified by Iqbal Ahmed Khan, , Son of Late Nafis Ahmed Khan, 22, Prince Anwar Shah Road, P.O: Tollygunge, Thana: Charu Market, , South 24-Parganas, WEST BENGAL, India, PIN - 700033, by caste Muslim, by profession Service

Major Information of the Deed :- I-1607-07111/2018-25/07/2018



**Executed by Attorney**

Execution by Mr Saket Mohta, Son of Mr Sushil Kumar Mohta, 22, Prince Anwar Shah Road, P.O: Tollygunge, Thana: Charu Market, South 24-Parganas, WEST BENGAL, India, PIN - 700033, by caste Hindu, by profession Business as the constituted attorney of 1. Mr Arvind Shah 12/1/5, Monoharpukur Road, P.O: KALIGHAT, Thana: Tollygunge, South 24-Parganas, WEST BENGAL, India, PIN - 700026, 2. Mrs Indira Himatlal Jasani Lal-gabi Darshan, 2nd Floor, Flat No. 8, 4, North., P.O: VILE PARLE, Thana: VILE PARLE, Mumbai, MAHARASHTRA, India, PIN - 400056, 3. Mrs Damyanti Vijay Hemani 245, 4th Main, Sarakki, 3rd Phase, J P Nagar, Bana, P.O: J P NAGAR, Thana: J.P.NAGAR, Bangalore, KARNATAKA, India, PIN - 560078, 4. Mrs Kusum Praful Matalia FLAT NO-401, BUILDING NO. 8, FAM C.H.S. PLOT NO-19, P.O: KOPAR KHAIRNE, Thana: KURLA, Mumbai, MAHARASHTRA, India, PIN - 400709, 5. Mrs Anita Anil Mehta Kamal Sadan, 3rd Floor, 19, Phiroz Shah Mehta Road, P.O: SANTA CRUZ, Thana: SANTA CRUZ, Mumbai, MAHARASHTRA, India, PIN - 400054 is admitted by him

Indetified by Iqbal Ahmed Khan, Son of Late Nafis Ahmed Khan, 22, Prince Anwar Shah Road, P.O: Tollygunge, Thana: Charu Market, South 24-Parganas, WEST BENGAL, India, PIN - 700033, by caste Muslim, by profession Service



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

**On 24-07-2018****Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 56,021/- ( A(1) = Rs 56,007/- ,E = Rs 14/- ) and Registration Fees paid by by online = Rs 56,021/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 23/07/2018 4:37PM with Govt. Ref. No: 192018190265005721 on 23-07-2018, Amount Rs: 56,021/-, Bank: Indian Bank ( IDIB000C001), Ref. No. IB23072018080981 on 23-07-2018, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 2,80,030/- and Stamp Duty paid by by online = Rs 2,79,930/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 23/07/2018 4:37PM with Govt. Ref. No: 192018190265005721 on 23-07-2018, Amount Rs: 2,79,930/-, Bank: Indian Bank ( IDIB000C001), Ref. No. IB23072018080981 on 23-07-2018, Head of Account 0030-02-103-003-02



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

**On 25-07-2018****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.

Major Information of the Deed :- I-1607-07111/2018-25/07/2018



**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 2,80,030/- and Stamp Duty paid by Stamp Rs 100/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 531479, Amount: Rs. 100/-, Date of Purchase: 23/06/2018, Vendor name: I Chakraborty



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

Major Information of the Deed :- I-1607-07111/2018-25/07/2018





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1607-2018, Page from 232266 to 232323

being No 160707111 for the year 2018.



Digitally signed by SANDIP BISWAS  
Date: 2018.08.01 11:59:09 +05:30  
Reason: Digital Signing of Deed.

*Sandip*

(Sandip Biswas) 01-08-2018 11:58:40  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BEHALA  
West Bengal.

(This document is digitally signed.)



AAHPM1225E) wife of Anil Kumar Mehta residing at Kamala Sadan, 3<sup>rd</sup> Floor, 19, Phiroz Shah Mehta Road Santacruz (West), Mumbai - 400 054, all daughters of Late Chunilal Shah alias Pitamber Bhaichand Shah alias P. B. Shah and Vendor No 4 to 8 are represented by their constituted Attorney Mr. Saket Mohta (PAN AKHPM9746Q) son of Mr. Sushil Mohta, working for gain at 22, Prince Anwar Shah Road, P.O Tollygunge, P.S Charu Market, Kolkata 700033 (hereinafter collectively 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 respective heirs, executors, administrators, representatives and assigns) of the **FIRST PART**;

AND

INTREGAL DISTRIBUTORS PRIVATE LIMITED (PAN NO - AABCI2004G) a Company incorporated under the Companies Act, 1956/2013, office at "Merlin Oxford" 2<sup>nd</sup> Floor, 22, Prince Anwar Shah Road, Kolkata - 700 033, represented by its Director Pradip Kumar Mehta son of Late Bhogilal Mehta, hereinafter referred to as the PURCHASER (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-interest, and permitted assigns) of the **SECOND PART**;

AND

MERLIN PROJECTS LIMITED a Company incorporated under the Companies Act, 1956/2013, office at "Merlin Oxford" 2<sup>nd</sup> Floor, 22, Prince Anwar Shah Road, Kolkata - 700 033, represented by its Director Mr. Saket Mohta son of Sri Sushil Mohta, hereinafter referred to as the CONFIRMING PARTY (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-interest, and permitted assigns) of the **THIRD PART**

**WHEREAS:** by virtue of three separate registered Deed of Conveyances all registered at the office of District Sub-Registrar, Alipore, details whereof given herein below, one



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Smalls



*[Handwritten signature]*

Iqbal Ahmed Khan  
S/o Lt Naifis Ahmed Khan  
22, Prime Anwar Ghosh Road  
Kat-700033  
Service -



Janab Hasani Kurban Hussain and Tarini Gupta Chaudhuri jointly purchased All That the piece and parcel of land measuring 67.13 cottahs or 111 decimals comprised in R.S. Dag Nos. - 67, 68, 69, 70, 71 and 84 under Khatian Nos. - 129, 135, 281, 284 and 16, present Khatian Nos. - 504, 143, 505, 6 and 514, Mouza - Dakshin Behala, J.L. No. - 16, Touzi No. - 351, within the limits of P.S. - Behala, South Suburban Municipality, District - the then 24 Parganas, (hereinafter referred to as the Said Property) as follows:-

Vendor's Name	Date	Deed details	Area
Amulya Dhone Ghose, Amar Kumar Ghose, Samar Kumar Ghose, Dilip Kumar Ghose (Minor), Ranjit Kumar Ghose (Minor), Partha Sarathi Ghose (Minor) and Smt. Provabati Dasi	17.05.1957	I/1874 for the year 1957	83 decimals
Pachucharan Das	13.07.1957	I/89/185 - 190/5876 for the year 1957	18 decimals
Smt. Pushpalata Ghose	21.09.1957	I/ 7751 for the year 1957	10 decimals
		<b>TOTAL:</b>	<b>111 decimals</b>

AND WHEREAS the said property was recorded as premises no. 152, Biren Roy Road, Calcutta in the records of the then Corporation of Calcutta and thereafter it has changed to and presently it is 328, Ho-Chi-Minh Sarani, Kolkata - 700061 in the records of the Kolkata Municipal Corporation.

AND WHEREAS by an Agreement of Partnership the said Tarini Gupta Chaudhuri along with [redacted] partners namely Pinaki Chaudhuri and Partha Sarthi Chaudhuri, therein jointly referred to as First Group of Partners and Mulla Kurban Hussain Husanally



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.

along with Salehbhoy Essufally, Mohammed Hussain Mulla, Kurban Hussian Hasani Mulla Kurban Hussain, Fakhruddin Salebhoy, Zakkiuddin Salehbhoy, Moshinbhoy Yusufalli Massalla and Mohmmad Hussain Fida Hussain Surti , therein jointly referred to as Second Group of Partners, the parties therein formed a Partnership and had agreed to carry on business as co-partners under the name and style of "Precision Engineering Works" having its office at 22, Brabourne Road Kolkata and factory situated at the Said Property recorded in the names of Mulla Kurban Hussain Husanally and Tarini Gupta Chaudhuri. It was agreed between the parties that the said property shall stand vested in the said partnership and each group of partners shall be entitled to have half share in all the properties and assets under the said Partnership including the Said Property.

AND WHEREAS on 15.05.1959 it was agreed between the two group of partners, that the partnership business would be dissolved and the outgoing partners namely Hussain Ali and others would be entitled to receive a sum of Rs. 1,68,000/- as full and final settlement as their share of profit in the partnership which included the share of the Said Property and all other assets. The settlement amount excluded the liabilities of the partnership which the Continuing Partners agreed to bear on behalf of the Outgoing Partners therein, This understanding was subsequently recorded by an Indenture dated 20.05.1959 executed by and between the parties.

AND WHEREAS in terms of the said Indenture dated the 20.05.1959 and in order to secure the settlement amount i.e. a sum of Rs. 1,68,000/- under the dissolution of the said partnership, the said Tarini Gupta Choudhuri therein executed a English mortgage dated the 20.05.1959 and registered the same at the office of Joint Sub-Registrar, Alipore in Book No. I, Volume No. 23, pages 171 to 186, Being No. 1565 for the year 1959, in respect of the undivided 1/2<sup>nd</sup> share of the Said Property in favour of Mulla Kurban Hussain Husanally.

AND WHEREAS the said Tarini Gupta Choudhuri thereafter took a loan from one P. B. Shah alias Pitamber Bhaichand Shah alias Chunilal Shah in order to pay the aforesaid settlement amount.



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.



AND WHEREAS the said settlement amount with interest was duly paid by Tarini Gupta Choudhuri to Mulla Kurban Hussain Husanally on 29<sup>th</sup> June, 1961 but no Released Deed of Conveyance was executed or registered.

AND WHEREAS the loan from P.B.Shah accumulated to huge sum with accrued interest thereon. The said Tarini Gupta Choudhuri failed to repay the money even after a considerable period of time. Thus the said P. B. Shah alias Chunilal Shah instituted various Suits before the Hon'ble High Court at Calcutta being Suit Nos. - 1067 of 1963, 2161 of 1963, 2024 of 1964 against the said Tarini Gupta Choudhuri to recover the loan amount.

AND WHEREAS after hearing the aforesaid Suits the Hon'ble High Court at Calcutta referred the dispute between the parties to the Arbitrator and during the Arbitration Proceedings, a terms of settlement was filled by the parties before the Learned Arbitrator and an award was passed accordingly, on which the decree also followed.

AND WHEREAS the said Tarini Gupta Choudhuri in terms of the said decree, failed to pay the entire dues to the said P. B. Shah and thus the aforesaid decree was put into execution and the execution application was transferred to the Learned 7<sup>th</sup> Court of Subordinates Judge, Alipore and was numbered as Money Execution case no. 17 of 1967.

AND WHEREAS in execution of the order passed by the said Learned 7<sup>th</sup> Court of Subordinates Judge, Alipore in the said Money Execution Case No. 17 of 1967, the Learned Court directed to auction the Said Entire Property i.e. All that the said property.

AND WHEREAS during the pendency of the said proceedings it came to the knowledge of the said P. B. Shah alias Chunilal Shah that the said Tarini Gupta Choudhuri mortgaged the Said Property in favour of The United Bank of India Ltd. for obtaining loan in the name of M/s T. G. Choudhury Pvt. Ltd., which company was under his



A.D.S/R. Behala  
23 July 2018  
Dist. - South 24 Pgs.

control. Upon failure of the payment of the loan, the said The United Bank of India Ltd. filed a Title Suit being No. 125 of 1965 before the Learned 7<sup>th</sup> Court of Subordinates Judge, Alipore, against M/s T. G. Choudhury Pvt. Ltd. and Tarini Gupta Choudhuri for recovery of money and enforcement of charges valued at Rs. 1,31,479/-.

**AND WHEREAS** the said P. B. Shah alias Chunilal Shah after knowing the pendency of the said Title Suit being No. 125 of 1965 added himself as defendant No. 5 therein.

**AND WHEREAS** by a preliminary decree dated 29.09.1970 and thereafter final decree dated 10.02.1972 passed by the Learned 7<sup>th</sup> Court of Subordinate Judge, Alipore in the said Title Suit No. 125 of 1965, the Learned Court was pleased to pass a decree to sell out the entire mortgaged property to recover the loan amount alongwith all other charges. Subsequently the Said decree was put into execution as Money Execution Case No. 10 of 1972 before the Learned Court of 7<sup>th</sup> Assistant District Judge, Alipore.

**AND WHEREAS** by an out of court settlement made between United Bank of India, after nationalization of The United Bank of India Ltd., and P. B. Shah alias Chunilal Shah, the said P. B. Shah alias Chunilal Shah paid and discharged to the satisfaction of United Bank of India all the dues of the said M/s T. G. Choudhury Pvt. Ltd. and Tarini Gupta Choudhuri under the said Mortgage. Upon such payment the Learned Court of 7<sup>th</sup> Assistant District Judge, Alipore was pleased to pass an order to dispose of the Money Execution Case being No. 10 of 1972 and directed United Bank of India to deliver the original title documents of the said property to the said P. B. Shah alias Chunilal Shah.

**AND WHEREAS** in the auction in Money Execution Case No. 17 of 1967, the said P.B. Shah alias Chunilal Shah was declared to be the successful bidder, and thus purchased All That the Said Property from the Learned Court on 24.06.1972 and the Learned Court was pleased to issue a Sale Certificate on 21.03.1973 on full and final settlement of the dues under the said Suit.



**A.D.S.R. Behala**

**23 JUL 2018**

Dist.- South 24 Pgs.

**AND WHEREAS** the said property was re numbered as premises no. 328, Ho-chi-Minh Sarani by the then Corporation of Calcutta.

**AND WHEREAS** thus the said P. B. Shah alias Chunilal Shah became seized and possessed of All That the said property being Premises No. 328, Ho-Chi-Minh Sarani (formerly 152, Biren Roy Road), within the limits of Kolkata Municipal Corporation, under Ward No. - 127, Borough No. 4, Police Station - Thakurpukur (formerly Behala), Kolkata - 700 061, District South 24 Parganas measuring more or less 111 decimals or 67.13 Cottah and recorded his name in the records of the then Kolkata Municipal Corporation in respect of the said Premises.

**AND WHEREAS** the said P. B. Shah died intestate on or about 19<sup>th</sup> November 1995 leaving behind him four sons namely (1) ARVIND P. SHAH, (2) CHANDRA KANT P. SHAH, (3) ASHWIN P. SHAH and (4) MAHENDRA P. SHAH and four daughters namely (5) INDIRA H. JASANI, (6) DAMYANTI V. HEMANI, (7) KUSUM P. MATALIA and (8) ANITA A. MEHTA, as his only heirs, heiresses and legal representatives who upon his death became jointly seized and possessed of All that the said Premises.

**AND WHEREAS** the **VENDORS** herein, have entered into two separate development agreements with Merlin Projects Limited being confirming party herein in respect of the said land : (i) the first one executed by Arvind P. Shah and others on 11.02.2013 and registered on 12.02.2013 recorded in Book No.I, CD Volume No.2, Page from 15730 to 15758 Being No.1603 for the year 2013 for the land measuring 33.57 cottahs or 55.50 Decimals comprised at 328, Ho-Chi-Minh Sarani, within the limits of Kolkata Municipal Corporation, under Ward No. 127, Borough No. 4, Police Station- Thakurpukur, Kolkata-700061, and (ii) the second one executed by Indira H. Jasani and others on 08.03.2013 and registered on 13.03.2013 recorded in Book No.I, CD Volume No.4, Page from 9901 to 9929 Being No.2915 for the year for the land measuring 33.57 cottahs or 55.50 Decimals at 328, Ho-Chi-Minh Sarani, within the limits of Kolkata Municipal Corporation, under Ward No.127, Borough No. 4, Police Station- Thakurpukur, Kolkata - 700061.



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.

**AND WHEREAS** In terms of the said Development Agreements, it was agreed by and between the parties that the Owners therein, the Vendors herein, in consideration of giving development right to the developer, shall be entitled to 28% of constructed spaces together with the undivided proportionate share in the common parts and facilities of the Complex to be constructed and the undivided proportionate share of the terrace of the new buildings, including the Car Parking spaces and the DEVELOPER shall be entitled to get 72% of constructed spaces together with undivided proportionate share in the common parts and facilities of the Complex to be constructed and the undivided proportionate share of the terrace of the new buildings, including the Car Parking spaces.

**AND WHEREAS** One Mst. Zohra Hasani Vadnagarwala and others, being the legal heirs of the said Mulla Kurban Hussain Husanally, filled a Title Suit being No. 4643 of 2013, before the Learned 7<sup>th</sup> Civil Judge (Senior Division), Alipore against the said Arvind P. Shah and others, this suit was send to Ld. 2<sup>nd</sup> court and was no. 70/2014 and again it was send Ld. 9<sup>th</sup> court and no. 2 of 2015, claiming the right title and interest on the undivided 1/2<sup>nd</sup> part or share of the said Premises under the said English Mortgage dated the 20.05.1959 and Being No. 1565 for the year 1959.

**AND WHEREAS** by a Compromise Decree dated the 13<sup>th</sup> April, 2017 passed by the Learned 7<sup>th</sup> Civil Judge (Senior Division), Alipore, the ownership of the said Premises was accepted to have been vested in the said Arvind P. Shah & Others and the Plaintiff therein admitted, acknowledged and confirmed the title and possession of the Vendors herein in respect of the said Premises and also declared that the Plaintiff shall not create any obstruction in any manner whatsoever to develop the said premises under the said Development Agreements.

**AND WHEREAS** by a Deed of Reconveyance dated the 5<sup>th</sup> day of August, 2016 made between the said Mst. Zohra Hasani Vadnagarwala and others therein jointly referred to as the Mortgagees of the First part and Pinkai Chaudhuri and others, being the heirs of Tarini Gupta Choudhuri, therein jointly referred to as the Mortgagors of the Second Part and registered with the Additional Registrar of Assurance-I, Kolkata in Book No. I,



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.



Volume No. 1901-2016, Pages 199089 to 199113, Being No. 190105914 for the year 2016, where under the said Mortgagee therein released the undivided 1/2<sup>nd</sup> share of the Said premises i.e. the mortgaged property in favour of the Mortgagors therein.

**AND WHEREAS** the Vendors for urgent need to money and with consent and concurrence of the Developer i.e. the Confirming party herein approached the Purchaser to sell a portion out of the said Premises as mention is the schedule hereunder and subject to the Development agreements dated 11.02.2013 and 08.03.2013.

**AND WHEREAS** in the events as recited hereinabove the Vendors is thus entitled to the said Property more fully and particularly described in the Schedule appearing hereinafter.

**AND WHEREAS** The Vendors have a litigation pending before the Court of 7<sup>th</sup> Civil Judge (Sr. Division) in Alipore Court being Title Suit No: 69/2014 field by Mr. Sudip Roy and others.

**AND WHEREAS** The Said Premises has tenants and the purchaser shall negotiate and settle with them.

**AND WHEREAS** the Vendors herein while seized and possessed of the entire property have submitted a proposal for sanction of a B+G+XI storied building plan upon the said premises in the Kolkata Municipal Corporation.

**AND WHEREAS** the above plan has been approved by the authorities of the Kolkata Municipal Corporation.

**AND WHEREAS** The Vendors have agreed to sell and transfer and the Purchaser have agreed to purchase and acquire ALL THAT pieces and parcels and part of land measuring 47 cottahs or 78 Decimals more or less ( 8 cottah Pukur and 39 Cottah Bastu) comprised in R.S. Dag Nos. 69, 67, 68, 70, 71 and 84 under Khatian Nos. - 16, 129, 135, and 284 Mouza - Dakshin Behala, J. L. No. - 16, Touzi No. - 351, together with the



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.

aforesaid R.T structure of 900 sft. previously known as premises no. 152, Biren Roy Road (West) presently renumbered as 328, Ho-Chi-Minh Sarani, within the limits of Kolkata Municipal Corporation, under Ward No. 127, Borough No. 4, Police Station - Thakurpukur, Kolkata - 700 061, and Road Zone : ( East India Pharmaceutical - Kethopole) TOGETHER WITH benefit of the building plan approved by the Kolkata Municipal Corporation in respect of the premises and all sheds and structures standing thereon (more fully and particularly mentioned and described in the SCHEDULE hereunder written and hereinafter referred to as the part of the said PROPERTY) and/or the entirety of the right title interest of the Vendors in the said portion of the Property SUBJECT HOWEVER BUT otherwise free from all encumbrances, charges, liens, lispendens, attachments trusts whatsoever or howsoever for the consideration and subject to the terms and conditions hereinafter appearing.

AND WHEREAS The Vendors have decided to sell and transfer the said Property SUBJECT HOWEVER free from all encumbrances, charges, liens, attachments, trusts whatsoever or howsoever for the consideration and subject to the terms and conditions hereinafter appearing.

AND WHEREAS at or before the execution of this Indenture the Vendors have assured and represented to the Purchaser as follows:

- i) THAT the Vendors are the sole and absolute owner of the entirety of the said property.
- ii) THAT the Vendors have a marketable title in respect of the said Entire Property.
- iii) THAT excepting the Vendors nobody else have any right of ownership over and in respect of the said entire Property or any part or portion thereof.
- iv) THAT all the sheds /or structures and deep tube well situated on the said Entire Property have been lawfully constructed and existing.



**A.D.S.R. Behala**

**23 JUL 2018**

**Dist.- South 24 Pgs.**

- v) THAT there is no thikka tenant at the said Entire Property.
- vi) THAT the Vendors have agreed to indemnify and keep the Purchaser indemnified from and against all costs charges claims actions suits and proceedings arising therefrom.
- vii) THAT the Vendors have not entered into any agreement for sale, transfer, development agreement nor has created any further interest of any third party into or upon the said Entire Property or any part or portion thereof.
- viii) That a Building plan is approved in the name of Vendors for construction of new Buildings in the said Premises by Authorities concerned.

AND WHEREAS relying on the aforesaid representations and believing the same to be true and acting on the faith thereof the Purchaser have agreed to purchase and acquire the part of the said Property SUBJECT HOWEVER to the rights of the said Occupants but otherwise free from all encumbrances and charges and but for the aforesaid representations the said Purchaser would not have otherwise agreed to purchase and acquire the said part of Property nor would have parted with the amount of consideration as hereinafter appearing.

NOW THIS INDENTURE WITNESSETH and it is hereby agreed by and between the parties as follows:

- I. THAT in pursuance of the said Agreement and in further consideration of a sum of Rs. 3,74,000,00/- (Rupees Three Crore Seventy Four Lacs only) of the lawful money of the Indian Bank well and truly paid by the Purchaser to the Vendors (the receipt whereof the Vendors acknowledges to have been received the Vendors do hereby acquit release and discharge the Purchaser and the said PART PROPERTY hereby intended to be sold transferred and conveyed) and the VENDORS doth hereby grants, sells, transfers, conveys, assigns and assures unto



A.D.S.R. Behala  
23 JUL 2018  
Dist.- South 24 Pgs.

and in favour of the Purchaser ALL THAT pieces and parcels of land measuring 47 cottahs or 78 Decimals more or less ( 8 cottah Pukur and 39 Cottah Bastu) comprised in R.S. Dag Nos. 69, 67, 68, 70, 71 and 84 under Khatian Nos. - 16, 129, 135, and 284 Mouza - Dakshin Behala, J. L. No. - 16, Touzi No. - 351, together with the aforesaid R.T structure of 900 sft. previously known as premises no. 152, Biren Roy Road (West) presently renumbered as 328, Ho-Chi-Minh Sarani, within the limits of Kolkata Municipal Corporation, under Ward No. 127, Borough No. 4, Police Station - Thakurpukur, Kolkata - 700 061, and Road Zone : ( East India Pharmaceutical -Kethopole) TOGETHER WITH benefit of the building plan approved by the Kolkata Municipal Corporation in respect of the premises and all sheds and structures standing thereon (more fully and particularly mentioned and described in the SCHEDULE hereunder written and hereinafter referred to as the said PART PROPERTY) and/or the entirety of the right title interest of the Vendor along with the litigation and tenant as mentioned herein into or upon the said PART PROPERTY on AS IS WHERE IS and AS IS WHAT IS basis OR HOWSOEVER OTHERWISE the said PART PROPERTY TOGETHER WITH all benefits and advantages of, a building plan approved by authorities concerned for construction of new Buildings, and of ancient and other Rights, lights all yards, courtyards, areas, sewers, drains, ditches, water, water-courses, ways, paths, passages, trees, shrubs and all manner of rights, liberties, easements, privileges, advantages, appendages and appurtenances whatsoever to the said PART PROPERTY or any part or portion thereto belonging to or in anyways appertaining to or with the same or any part thereof now are or is or at any time or times heretofore were or was held used occupied or appertaining or enjoyed therewith or reputed to belong or appertaining thereto AND the reversion or reversions remainder or remainders and all the rents issues and profits of the said PART PROPERTY or any and every part thereof AND all the legal incidents thereof AND all the estates, rights, title, interest, inheritance, uses, possessions, claims and/or demands whatsoever both at law or in equity of the VENDOR into, upon or in respect of the said PART PROPERTY and every part or portion thereof herein comprised and hereby granted sold conveyed transferred assigned



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.



assured or expressed or intended so to be TOGETHER WITH all deeds pattahs muniments and evidences of title which are in anyway exclusively relates to or concerns the said PART PROPERTY or any part or parcel thereof which now are or hereafter shall or may be in the custody power possession or control of the Vendor or any person or persons from whom the Vendor can or may procure the same without any action or suit both at law or in equity TO HAVE AND TO HOLD THE PART PROPERTY hereby granted sold conveyed transferred assigned assured or expressed or intended so to be with all rights and appurtenances belonging thereto unto and to the use of the Purchaser absolutely and forever free from all encumbrances charges liens claims demands mortgages leases licenses liabilities trust attachments acquisitions requisitions prohibitions restrictions easements and whatsoever.

- II. **AND THE VENDORS** doth hereby covenants with the Purchaser that the Vendors is the absolute and lawful owner of the said PART PROPERTY and every part thereof and entitled to the said lands comprised therein and forming part thereof but otherwise free from all encumbrances charges and liabilities of whatsoever nature AND the Vendors doth hereby covenant with the Purchaser that it has not at any time heretofore done or executed or knowingly suffered or been party or privy to any act deed matter or thing whereby or by reason whereof the said PART PROPERTY hereby granted sold conveyed transferred assigned and assured or expressed or so intended to be was or is encumbered in title estate or otherwise or by the reason whereof the Vendor may or can be prevented from granting selling conveying assigning and assuring the said PART PROPERTY or any part thereof in the matter as aforesaid.
- III) **AND THAT NOTWITHSTANDING** any act deed matter or thing by the Vendor done or executed or knowingly suffered to the contrary the Vendor at the time of execution of these presents is the absolute and lawful owner of and/or otherwise well and sufficiently entitled to and absolutely seized and possessed of and/or entitled to the said PART PROPERTY hereby granted sold conveyed



**A.D.S.R. Behala**  
**23 JUL 1919**  
Dist.- South 24 Pgs.

transferred assigned assured or expressed so to be and every part thereof for a perfect and indefeasible estate or inheritance without any manner or conditions use trust or other thing whatsoever to alter defeat encumber or make void the same.

- IV) **AND THAT NOTWITHSTANDING** any such act deed or thing whatsoever done as aforesaid the Vendor now has in itself good right full and absolute power and authority to grant sell convey transfer assure and assign the said PART PROPERTY hereby granted, sold, conveyed, transferred and assured or expressed so to be unto and to the use of the Purchaser in the manner as aforesaid and on the terms and conditions as aforesaid **AND THAT** the Vendor has made over physical possession and the Purchaser have received and accepted the same without raising any dispute, demand or claim whatsoever against the Vendor in respect of the nature and/or occupancy of the structures standing on the land comprised in the said PART PROPERTY or otherwise **AND THAT** the Purchaser shall and may at all times hereafter at its own costs, charges and expenses peaceably and quietly enter into hold, possess and enjoy the same and receive and take all the rents issues and profits thereof without any lawful eviction, interruption claims or demands whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming from under or in trust for the Vendor or from under or in trust for any of its predecessors in title or any one of them.
- V) **AND THAT** the Purchaser shall be freed and cleared and freely and clearly and absolutely acquitted exonerated released and discharged or otherwise by and at the costs and expenses of the Vendor well and sufficiently saved defended and kept harmless and indemnified of from and against all manner of former or other estates, charges, liens, claims, mortgages leases licenses liabilities trusts attachments executions prohibitions restrictions easements whatsoever suffered or made or liabilities created in respect of the said PART PROPERTY held by the Vendor or by any person or persons lawfully and equitably claiming from under or in trust for the Vendor or any of its predecessors in title or any of them as



**A.D.S.R. Behala**  
**23 JUL 2018**  
**Dist.- South 24 Pgs.**

aforesaid or otherwise AND THAT all rates taxes and other impositions and/or outgoings including khazana payable in respect of the said PART PROPERTY up to the date of the said Agreement of Sale as and when assessed by the authorities concerned shall be payable by the Vendor and those relating to the period subsequent to the date of the said Agreement of Sale in respect of the said PART PROPERTY shall be payable by the Purchaser.

- VI) THAT the said PART PROPERTY or any part thereof has never been subject to any certificate proceedings and/or notice of attachment subsisting under the Income Tax Act 1961 AND THAT the Vendor shall and will from time to time and at all times hereafter at the request and costs of the Purchaser make do acknowledge and execute all such acts deeds matters and things whatsoever for further better and more perfectly and effectually granting and assuring the said PART PROPERTY and every part thereof unto and to the use of the Purchaser as shall or may be reasonably required.

**THE SCHEDULE ABOVE REFERRED TO  
(THE SAID PART PROPERTY)**

ALL THAT the piece and parcel of land measuring 47 cottahs or 78 Decimals more or less ( 8 cottah Pukur and 39 Cottah Bastu) comprised in R.S. Dag Nos. 69, 67, 68, 70, 71 and 84 under Khatian Nos. - 16, 129, 135, and 284 Mouza - Dakshin Behala, J. L. No. - 16, Touzi No. - 351, together with the aforesaid R.T structure of 900 sft. previously known as premises no. 152, Biren Roy Road (West) presently renumbered as 328, Ho-Chi-Minh Sarani, within the limits of Kolkata Municipal Corporation, under Ward No. 127, Borough No. 4, Police Station - Thakurpukur, Kolkata - 700 061, and Road Zone : ( East India Pharmaceutical -Kethopole) together with the structures standing thereon and with all the rights, liberties, easements, privileges, advantages and appurtenances as details below :



**A.D.S.R. Behala**

**23 JUL 2018**

**Dist.- South 24 Pgs.**

The above property is butted and bounded as follows:

On the North: by Ho -Chi -Minh Sarani;

On the South: by Plot of Land comprised in Dag No. 85;

On the East: by Plot of Land comprised in Dag No. 72, 298, 295, and 296;

On the West: by Patton factory

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands and seals the day month and year first above written

SIGNED AND DELIVERED  
BY THE VENDORS, AT KOLKATA  
IN THE PRESENCE OF :

1. Iqbal Ahmad Khan
2. Saibal Aich

1. [Signature]
  2. [Signature]
  3. [Signature]
- [Signature]

SIGNED AND DELIVERED  
BY THE PURCHASER AT KOLKATA  
IN THE PRESENCE OF :

represented by its Director .....  
at Kolkata in the presence of:

1. Iqbal Ahmad Khan
2. Saibal Aich

as constituted Attorney of  
Vendors no-A to 8

Intregal Distributors Pvt. Ltd.  
[Signature]  
Authorised Signatory/Director

SIGNED SEALED AND DELIVERED  
BY THE CONFIRMING AT KOLKATA  
IN THE PRESENCE OF :

represented by its Director .....  
at Kolkata in the presence of:

MERLIN PROJECTS LTE  
[Signature]  
Director



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.



RECEIPT MEMO AND CONSIDERATION

Rs. 3,74,00,000/- (Rupees Three Crore Seventy Four Lacs Only) receipt whereof the Vendors herein doth hereby and also by the receipt hereunder written admit and acknowledge to have received the same, as the part amount of the total consideration.

Date 30.11.2017, Cheque no. 400573, Indian Bank

In favour of Mahendra P.Shah

Rs. 60,89,500/-

TDS

Rs. 1,60,500/-

Date 30.11.2017, Cheque no. 400571, Indian Bank

In favour of Ashwin.Shah

Rs. 60,89,500/-

TDS

Rs. 1,60,500/-

Date 30.11.2017, Cheque no. 400572, Indian Bank

In favour of Chandrakant.Shah

Rs. 60,89,500/-

TDS

Rs. 1,60,500/-

Date 30.11.2017, Cheque no. 400574, Indian Bank

In favour of Arvind Shah

Rs. 60,89,500/-

TDS

Rs. 1,60,500/-

Paid by cheque in favour of Sumitra Singh &  
Harekrishna Singh

Rs.40,00,000/-

Date 24.11.2017, Draft no. 001521, IDBI Bank

In favour of Damyanti V. Hemani

Rs. 2,50,000/-



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.

Date 24.11.2017, Draft no. 001523, IDBI Bank In favour of Indira H. Jasani	Rs. 2,50,000/-
Date 24.11.2017, Draft no. 001522, IDBI Bank In favour of Kusum Praful Matalia	Rs. 2,50,000/-
Date 24.11.2017, Draft no. 001524, IDBI Bank In favour of Anita Anil Mehta	Rs. 2,50,000/-
Date 23.07.2018, Cheque no. 400586, Indian Bank In favour of Mahendra P.Shah TDS	Rs. 6,12,750/- Rs. 12,250/-
Date 23.07.2018, Cheque no. 400585, Indian Bank In favour of Ashwin.Shah TDS	Rs. 6,12,750/- Rs. 12,250/-
Date 23.07.2018, Cheque no. 400584, Indian Bank In favour of Chandrakant.Shah TDS	Rs. 6,12,750/- Rs. 12,250/-
Date 23.07.2018, Cheque no 400583, Indian Bank In favour of Arvind Shah TDS	Rs. 6,12,750/- Rs. 12,250/-



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.

Paid by the confirming party on various litigation  
And other expenses

Rs. 49,00,000/-

**TOTAL = 3,74,00,000/-**

(Rupees Three Crore Seventy Four lacs Only)

1. *USQA*
2. *Advocate Shri.*
3. *Maheshwar Prasad*

*[Signature]*  
As constituted Attorney of  
VENDORS Vendors no. 4 to 8

Witnesses :

1. *[Signature]*
2. Saibal Aich.  
18. P.T. Lane.  
Kol-34.

Drafted & Prepared by me.

*Bimal Ch. Lahiri*












BIMAL CH. LAHIRI, M.A., LL.B  
Advocate  
Alipore Judges Court  
Kolkata-700 027  
Enrolment No - WB/298/82



**A.D.S.R. Behala**












**23 JUL 2018**

Dist.- South 24 Pgs.

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	left hand					
	right hand					












Name: SAKET MOHTA

Signature: 

		Thumb	1st finger	mid figure	ring finger	small finger
	left hand					
	right hand					

Name: Chandra Kant P. Shah

Signature: 

		Thumb	1st finger	mid figure	ring finger	small finger
	left hand					
	right hand					

Name: ASHWIN SHAH

Signature: 














**A.D.S.R. Behala**

**23 JUL 2018**












**Dist.- South 24 Pgs.**



		Thumb	1st finger	mid figure	ring finger	small finger
	left hand					
	right hand					

Name: Mahendra P. Shah

Signature: M.P. Shah

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	left hand					
	right hand					

Name: PRADIP KUMAR B. MEHTA

Signature: Pradip

		Thumb	1st finger	mid figure	ring finger	small finger
PHOTO	left hand					
	right hand					

Name: .....

Signature: .....



A.D.S.R. Behala

23 JUL 2018.

Dist.- South 24 Pgs.





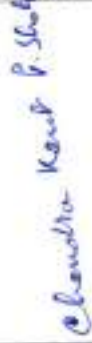


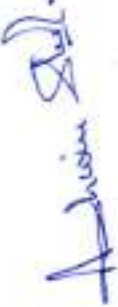
Government of West Bengal

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 16071000208974/2018

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	Mr Chandra Kant Shah 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bullygunge, District:- South 24-Parganas, West Bengal, India, PIN - 700020	Seller			
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Mr Ashwin Shah 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bullygunge, District:- South 24-Parganas, West Bengal, India, PIN - 700020	Seller			



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.

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
3	Mr Mahendra Pitabar Shah 1st Floor, Shila Villa, 34, Chakraberia Lane, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bullygunge, District:- South 24-Parganas, West Bengal, India, PIN - 700020	Seller			Mahendra P. Shah. 21/07/2018
4	Mr Pradip Kumar B Mehta 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033	Representative of Buyer [Intregal Distributors Private Limited]			Pradip Kumar B Mehta 21/07/2018
5	Mr Saket Mohta 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033	Attorney of Seller [Mr Arvind Shah] [Mrs Indira Himatlal Jasani] [Mrs Damyanti Vijay Hemani] [Mrs Kusum Praful Matala] [Mrs Anita Anil Mehta]			







**A.D.S.R. Behala**

**23 JUL 2018**

Dist. South 24 Pgs.

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

Sl No.	Name of the Executant	Category		Finger Print	Signature with date
6	Mr Saket Mohta 22 Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033	Representative of Seller [Merlin Projects Limited]			
Sl No.	Name and Address of identifier	Identifier of			Signature with date
1	Iqbal Ahmed Khan Son of Late Nafis Ahmed Khan 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033	Mr Chandra Kant Shah, Mr Ashwin Shah, Mr Mahendra Pitabar Shah, Mr Pradip KumarB Mehta, Mr Saket Mohta, Mr Saket Mohta			

(Sandip Biswas)

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



A.D.S.R. Behala

23 JUL 2018

Dist.- South 24 Pgs.



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

GRN: 19-201819-026500572-1 Payment Mode Online Payment  
GRN Date: 23/07/2018 16:38:03 Bank : Indian Bank  
BRN : IB23072018080981 BRN Date: 23/07/2018 16:37:02

DEPOSITOR'S DETAILS

Id No. : 16071000208974/6/2018  
(Query No./Query Year)

Name : Intregal distributors pvt ltd  
Contact No. : Mobile No. : +91 8820258681  
E-mail :  
Address : 22 prince anwar shah road kolkata 700033  
Applicant Name : Mr Bapi Das  
Office Name :  
Office Address :  
Status of Depositor : Buyer/Claimants  
Purpose of payment / Remarks : Sale, Sale after registered sale agreement with possession  
Payment No 6

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	16071000208974/6/2018	Property Registration- Stamp duty	0030-02-103-003-02	279930
2	16071000208974/6/2018	Property Registration- Registration Fees	0030-03-104-001-16	50021

Total

335951

In Words : Rupees Three Lakh Thirty Five Thousand Nine Hundred Fifty One only





Government of West Bengal  
Directorate of Registration & Stamp Revenue

e-Assessment Slip

Query No / Year	1607-1000208974/2018	Office where deed will be registered
Query Date	20/07/2018 3:23:39 PM	A.D.S.R. BEHALA, District: South 24-Parganas
Applicant Name, Address & Other Details	Bapi Das Alipore Police Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8820258681, Status : Advocate	
Transaction	Additional Transaction	
[0103] Sale, Sale after registered sale agreement with possession	[4305] Other than Immovable Property, Declaration [No of Declaration : 2], [4306] Other than Immovable Property, Sale [Rs : 56,00,000/-]	
Set Forth value	Market Value	
Rs. 3,74,00,000/-	Rs. 3,74,00,000/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 2,80,030/- (Article 23)	Rs. 56,021/- (Article A(1), E, A(1))	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks	Sale after Registered Sale agreement of [Deed No/Year] - 160706893/2018 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)	

**Land Details :**

District: South 24-Parganas, P.S.- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Ho - Chi - Min Sarani, Road Zone : (East India Pharmaceutical -- Kethopole (Premises located NOT on Ho-Chi-Min Sarani) Ward-127,128) , , Premises No. 328, Ward No: 127

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Pukur		8 Katha	27,99,206/-	27,99,206/-	Width of Approach Road: 8 Ft., Litigated Property,
L2			Bastu		39 Katha	3,41,55,789/-	3,41,55,789/-	Width of Approach Road: 8 Ft., Litigated Property,
		<b>TOTAL :</b>			<b>77.55Dec</b>	<b>369,54,995 /-</b>	<b>369,54,995 /-</b>	
	<b>Grand Total :</b>				<b>77.55Dec</b>	<b>369,54,995 /-</b>	<b>369,54,995 /-</b>	



**Structure Details :**

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L2	900 Sq Ft.	4,45,005/-	4,45,005/-	Structure Type: Structure Litigated Property.
Gr. Floor, Area of floor : 900 Sq Ft, Residential Use, Cemented Floor, Age of Structure: 40 Years, Roof Type: Pucca, Extent of Completion: Complete					
<b>Total :</b>		<b>900 sq ft</b>	<b>4,45,005 /-</b>	<b>4,45,005 /-</b>	

**Seller Details :**

Sl No	Name & address	Status	Execution Admission Details :
1	Mr Arvind Shah Son of Late P B SHAH12/1/5, Monoharpukur Road, P.O.- KALIGHAT, P.S.- Tollygunge, District.-South 24-Parganas, West Bengal, India, PIN - 700026 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: BAXPS9662L, Status :Individual, Executed by: Attorney	Individual	Executed by: Attorney
2	Mr Chandra Kant Shah Son of Late P B Shah1st Floor, Shila Villa, 34, Chakraberia Lane, P.O.- LALA LAJPAT RAI SARANI, P.S.- Bullygunge, District.-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ARWPS6294D, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
3	Mr Ashwin Shah Son of Late P B Shah1st Floor, Shila Villa, 34, Chakraberia Lane., P.O.- LALA LAJPAT RAI SARANI, P.S.- Bullygunge, District.-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AIYPS6127Q, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
4	Mr Mahendra Pitabar Shah Son of Late P B Shah1st Floor, Shila Villa, 34, Chakraberia Lane, P.O.- LALA LAJPAT RAI SARANI, P.S.- Bullygunge, District.-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ASHPS9486R, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
5	Mrs Indira Himatlal Jasani Wife of Mr Himatlal A JasaniLal-gabi Darshan, 2nd Floor, Flat No. B, 4, North., P.O.- VILE PARLE, P.S.- VILE PARLE, District.-Mumbai, Maharashtra, India, PIN - 400056 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: AHPPJ8776J, Status :Individual, Executed by: Attorney	Individual	Executed by: Attorney



6	Mrs Damyanti Vijay Hemani Wife of Late Vijay Kumar Hemani 245, 4th Main, Sarakki, 3rd Phase, J P Nagar, Bana, P.O. - J P NAGAR, P.S. - J P NAGAR, District - Bangalore, Karnataka, India, PIN - 560078 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No.: AAZPH3602G, Status: Individual, Executed by: Attorney	Individual	Executed by: Attorney
7	Mrs Kusum Praful Matalia Wife of Mr. Prafulkumar J Matalia FLAT NO-401, BUILDING NO. 8, FAM C.H.S. PLOT NO-19, P.O. - KOPAR KHAIRNE, P.S. - KURLA, District - Mumbai, Maharashtra, India, PIN - 400709 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: CEVPM3123H, Status: Individual, Executed by: Attorney	Individual	Executed by: Attorney
8	Mrs Anita Anil Mehta Wife of Mr. Anil Kumar Mehta Kamai Sadan, 3rd Floor, 19, Phiroz Shah Mehta Road, P.O. - SANTA CRUZ, P.S. - SANTA CRUZ, District - Mumbai, Maharashtra, India, PIN - 400054 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AAHPM1225E, Status: Individual, Executed by: Attorney	Individual	Executed by: Attorney
9	Merlin Projects Limited 22 Prince Anwar Shah Road, P.O. - Tollygunge, P.S. - Charu Market, District - South 24-Parganas, West Bengal, India, PIN - 700033 PAN No.: AACCM0505B, Status: Organization as Confirming Party, Executed by: Representative	Organization as Confirming Party	Executed by: Representative

**Buyer Details :**

Sl No	Name & address	Status	Execution Admission Details :
1	Intregal Distributors Private Limited 22, Prince Anwar Shah Road, P.O. - Tollygunge, P.S. - Charu Market, District - South 24-Parganas, West Bengal, India, PIN - 700033 PAN No.: AABC12004G, Status: Organization, Executed by Representative	Organization	Executed by: Representative

**Attorney Details :**

Sl No	Name & Address	Attorney of
1	Mr Saket Mohta Son of Mr. Sushil Kumar Mohta 22, Prince Anwar Shah Road, P.O. - Tollygunge, P.S. - Charu Market, District - South 24-Parganas, West Bengal, India, PIN - 700033 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AKHPM9746Q	Mr Arvind Shah, Mrs Indira Himatlal Jasani, Mrs Damyanti Vijay Hemani, Mrs Kusum Praful Matalia, Mrs Anita Anil Mehta



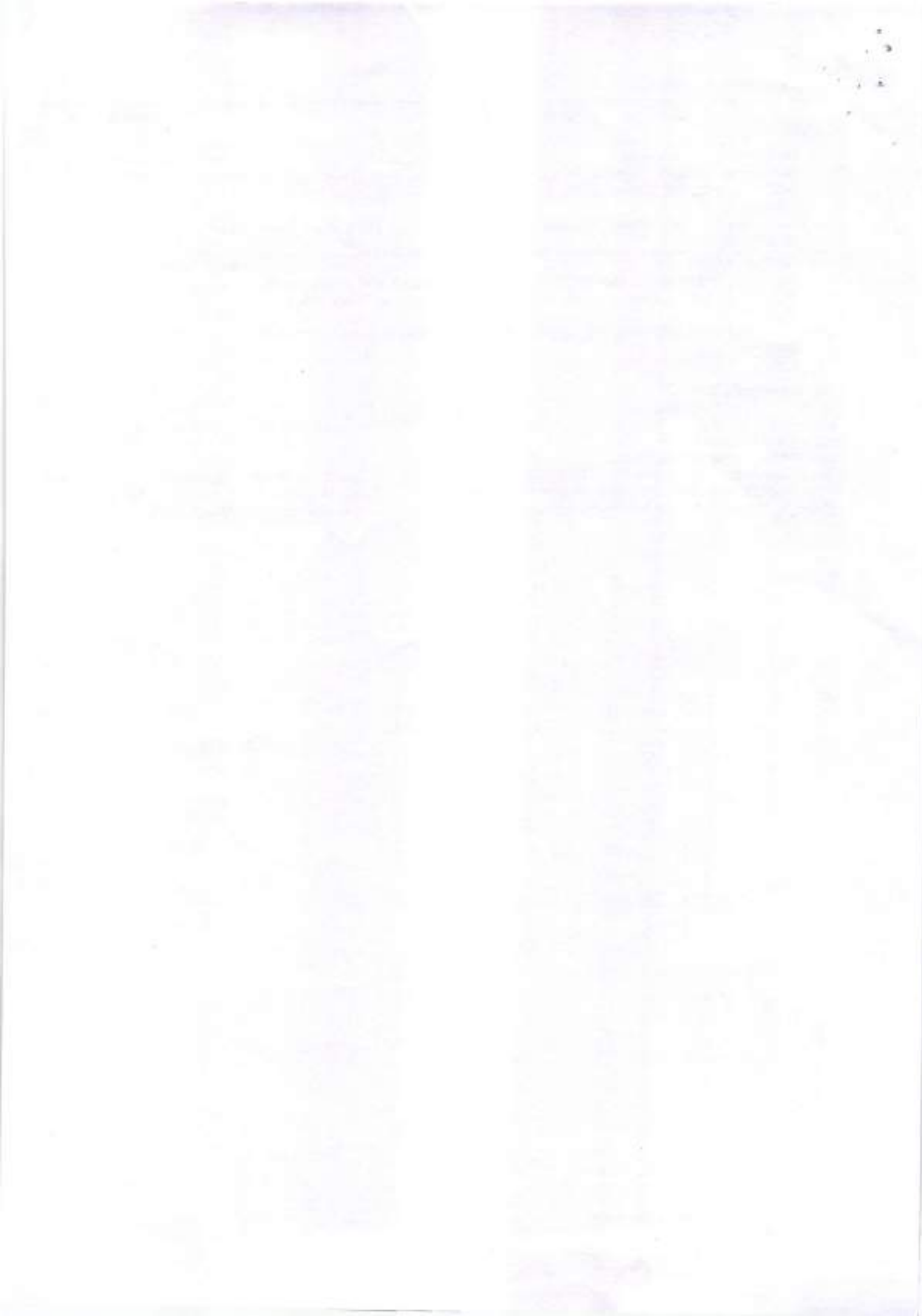


**Representative Details :**

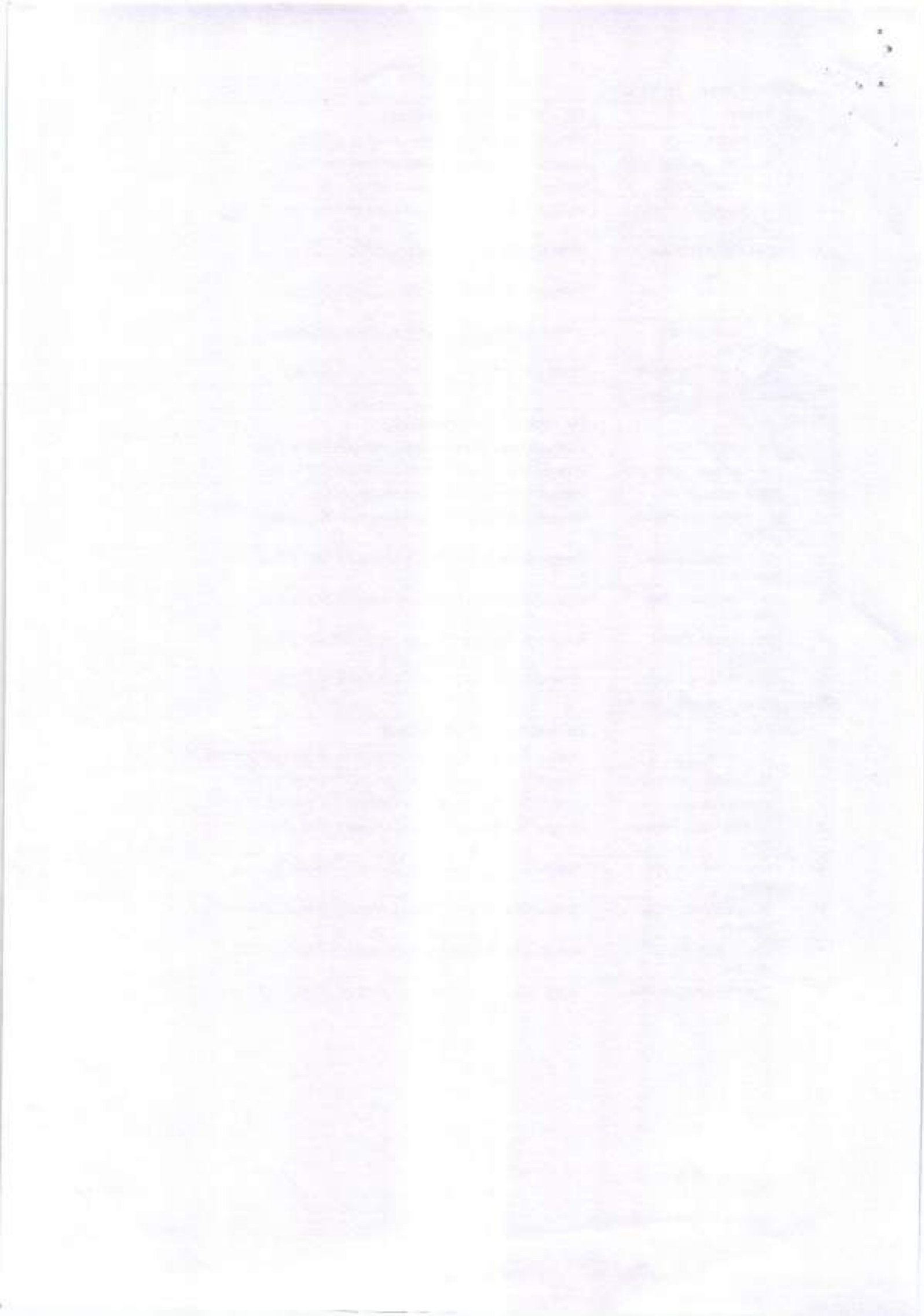
<b>Sl No</b>	<b>Name &amp; Address</b>	<b>Representative of</b>
1	Mr Pradip KumarB Mehta Son of Late Bhogilal Mehta22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, . PAN No :- AFLPM5857P	Intregal Distributors Private Limited (as Director)
2	Mr Saket Mohta Son of Mr Sushil Kumar Mohta22 Prince Anwar Shah Road, P.O - Tollygunge, P.S - Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No :- AKHPM9746Q	Merlin Projects Limited

**Identifier Details :**

<b>Name &amp; address</b>	
Iqbal Ahmed Khan Son of Late Nafis Ahmed Khan 22, Prince Anwar Shah Road, P.O:- Tollygunge, P.S:- Charu Market, District:-South 24-Parganas, West Bengal, India, PIN - 700033, Sex: Male, By Caste: Muslim, Occupation: Service, Citizen of: India, . Identifier Of Mr Chandra Kant Shah, Mr Ashwin Shah, Mr Mahendra Pitabar Shah, Mr Pradip KumarB Mehta, Mr Saket Mohta, Mr Saket Mohta	
	N



<b>Transfer of property for L1</b>		
<b>Sl.No</b>	<b>From</b>	<b>To. with area (Name-Area)</b>
1	Mr Arvind Shah	Intregal Distributors Private Limited-1.65 Dec
2	Mr Chandra Kant Shah	Intregal Distributors Private Limited-1.65 Dec
3	Mr Ashwin Shah	Intregal Distributors Private Limited-1.65 Dec
4	Mr Mahendra Pitabar Shah	Intregal Distributors Private Limited-1.65 Dec
5	Mrs Indira Himatlal Jasani	Intregal Distributors Private Limited-1.65 Dec
6	Mrs Damyanti Vijay Hemani	Intregal Distributors Private Limited-1.65 Dec
7	Mrs Kusum Praful Matalia	Intregal Distributors Private Limited-1.65 Dec
8	Mrs Anita Anil Mehta	Intregal Distributors Private Limited-1.65 Dec
<b>Transfer of property for L2</b>		
<b>Sl.No</b>	<b>From</b>	<b>To. with area (Name-Area)</b>
1	Mr Arvind Shah	Intregal Distributors Private Limited-8.04375 Dec
2	Mr Chandra Kant Shah	Intregal Distributors Private Limited-8.04375 Dec
3	Mr Ashwin Shah	Intregal Distributors Private Limited-8.04375 Dec
4	Mr Mahendra Pitabar Shah	Intregal Distributors Private Limited-8.04375 Dec
5	Mrs Indira Himatlal Jasani	Intregal Distributors Private Limited-8.04375 Dec
6	Mrs Damyanti Vijay Hemani	Intregal Distributors Private Limited-8.04375 Dec
7	Mrs Kusum Praful Matalia	Intregal Distributors Private Limited-8.04375 Dec
8	Mrs Anita Anil Mehta	Intregal Distributors Private Limited-8.04375 Dec
<b>Transfer of property for S1</b>		
<b>Sl.No</b>	<b>From</b>	<b>To. with area (Name-Area)</b>
1	Mr Arvind Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
2	Mr Chandra Kant Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
3	Mr Ashwin Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
4	Mr Mahendra Pitabar Shah	Intregal Distributors Private Limited-112.50000000 Sq Ft
5	Mrs Indira Himatlal Jasani	Intregal Distributors Private Limited-112.50000000 Sq Ft
6	Mrs Damyanti Vijay Hemani	Intregal Distributors Private Limited-112.50000000 Sq Ft
7	Mrs Kusum Praful Matalia	Intregal Distributors Private Limited-112.50000000 Sq Ft
8	Mrs Anita Anil Mehta	Intregal Distributors Private Limited-112.50000000 Sq Ft



**Note:**

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 19/08/2018) for e-Payment. Assessed market value & Query is valid for 44 days (i.e. upto 02/09/2018) for registration.
3. Standard User charge of Rs. 240/- (Rupees Two hundred forty) only includes all taxes per document upto 17 (seventeen) pages and Rs 7/- (Rupees seven) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-
5. e-Payment is compulsory if Stamp Duty payable is more than Rs. 10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required.
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.









Rent Bill

**PB SHAH**

152, Biren Roy Road (West) Kolkata - 700061

No. **1173**

Dated **12.10.01**

Received from **Sumitran Singh & Harekrishna Singh**  
the sum of Rupees **Two Thousand Eight hundred only**  
being the amount due for rent of

room(s) of **Residence** floor of premises No **152, Biren Roy**  
**Road (West) Kolkata - 700061**

for the month(s) of **July to Oct 2001**

Rs. **2800/-**

**Chandra Kant Shah**



A.D.S.R. Bahala  
23 JUL 2018  
Dist.- South 24 Pgs.

स्थायी खाता संख्या / PERMANENT ACCOUNT NUMBER



AAZPH3602G



नाम / NAME

DAMYANTI VIJAY HEMANI

पिता का नाम / FATHER'S NAME

CHUNILAL BHAICHAND SHAH

जन्म तिथि / DATE OF BIRTH

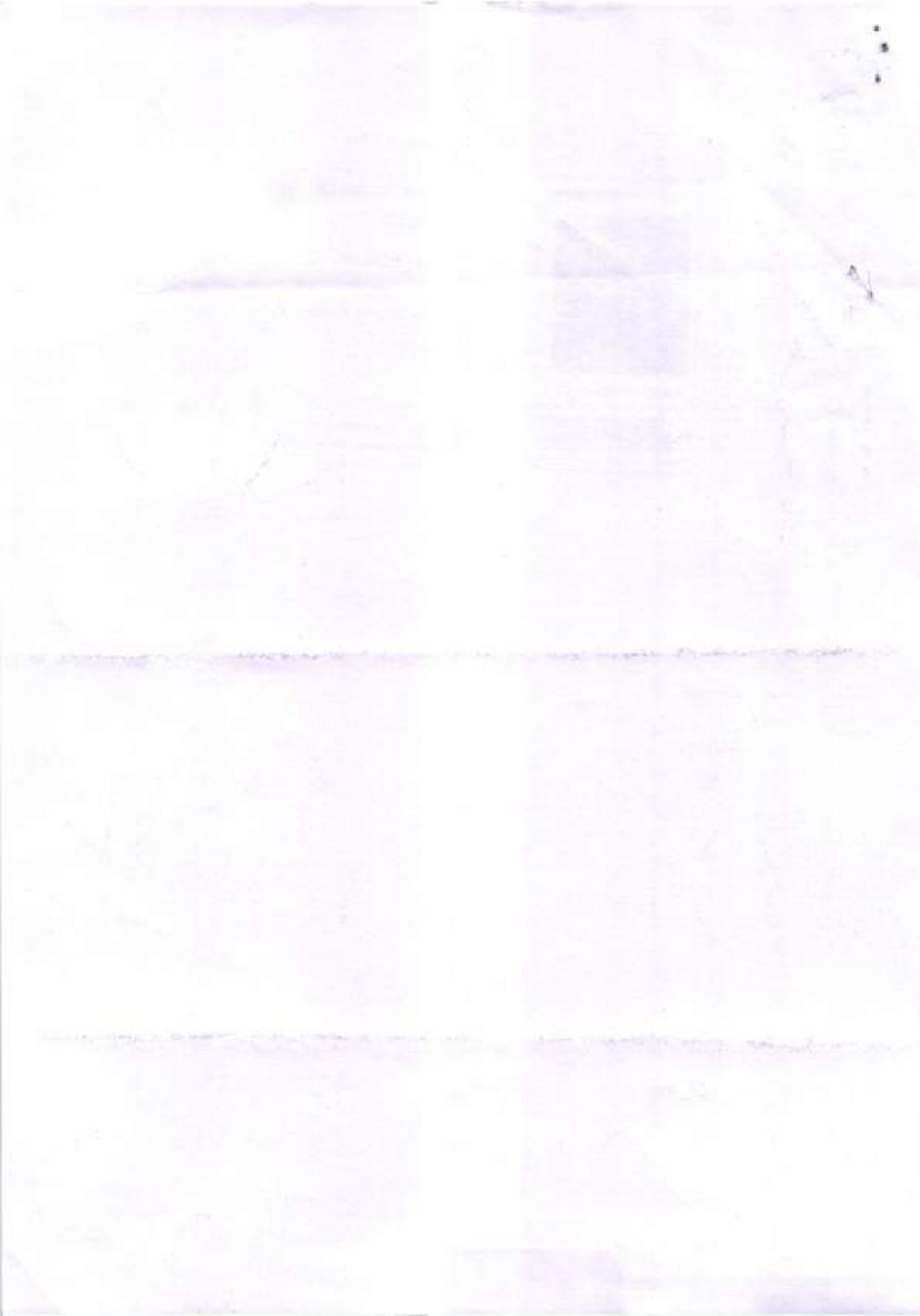
22-06-1936

हस्ताक्षर / SIGNATURE



आयकर अधिकारी (कंप्यूटर प्रणाली), बंगलूर  
Commissioner of Income-Tax (Computer Operations), Bangalore

CG10435



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

**IQBAL AHMED KHAN**  
**NAFIS AHMED KHAN**



**25/11/1986**

Permanent Account Number

**BLDPK5676H**

*Mouf*  
Signature

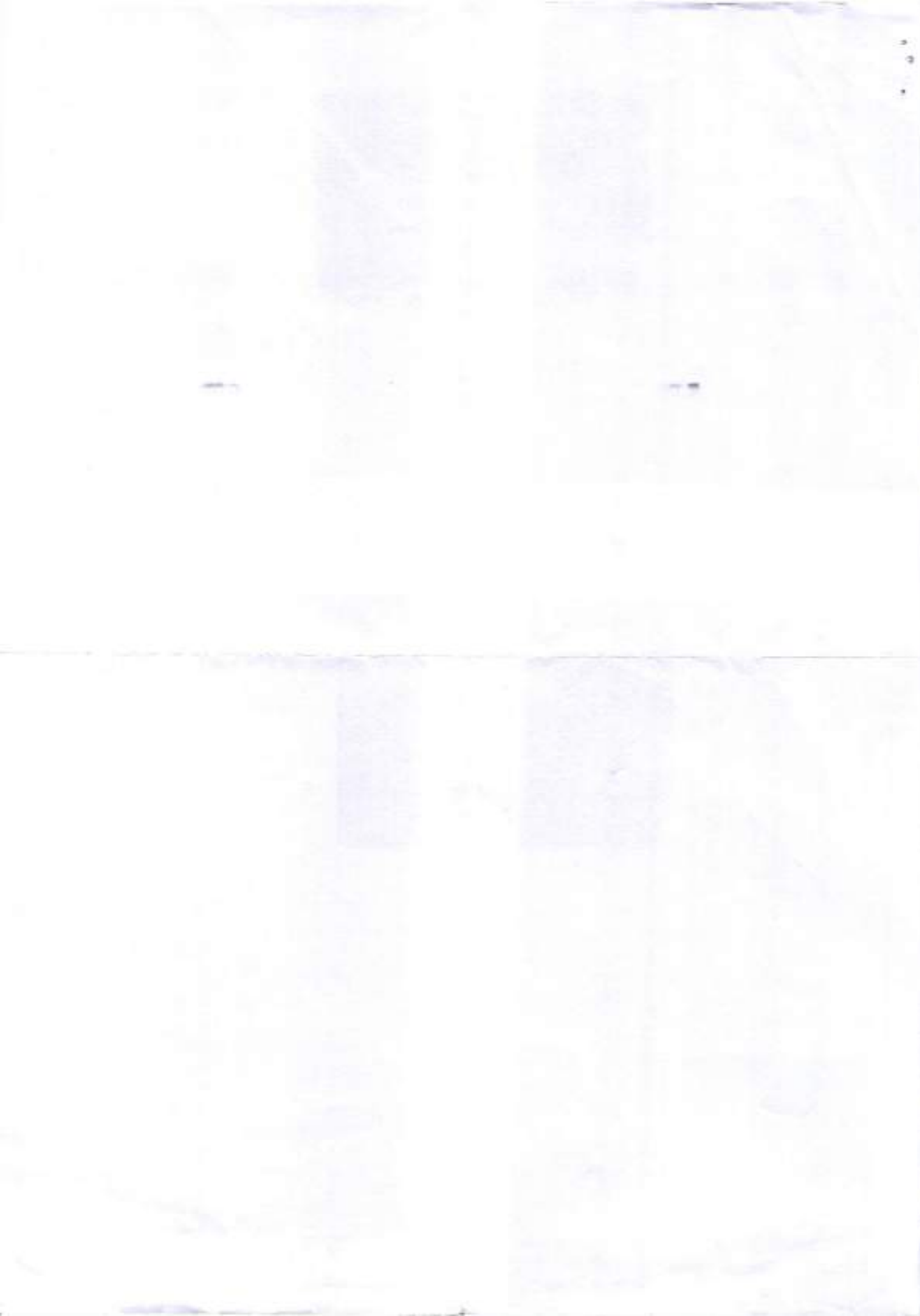






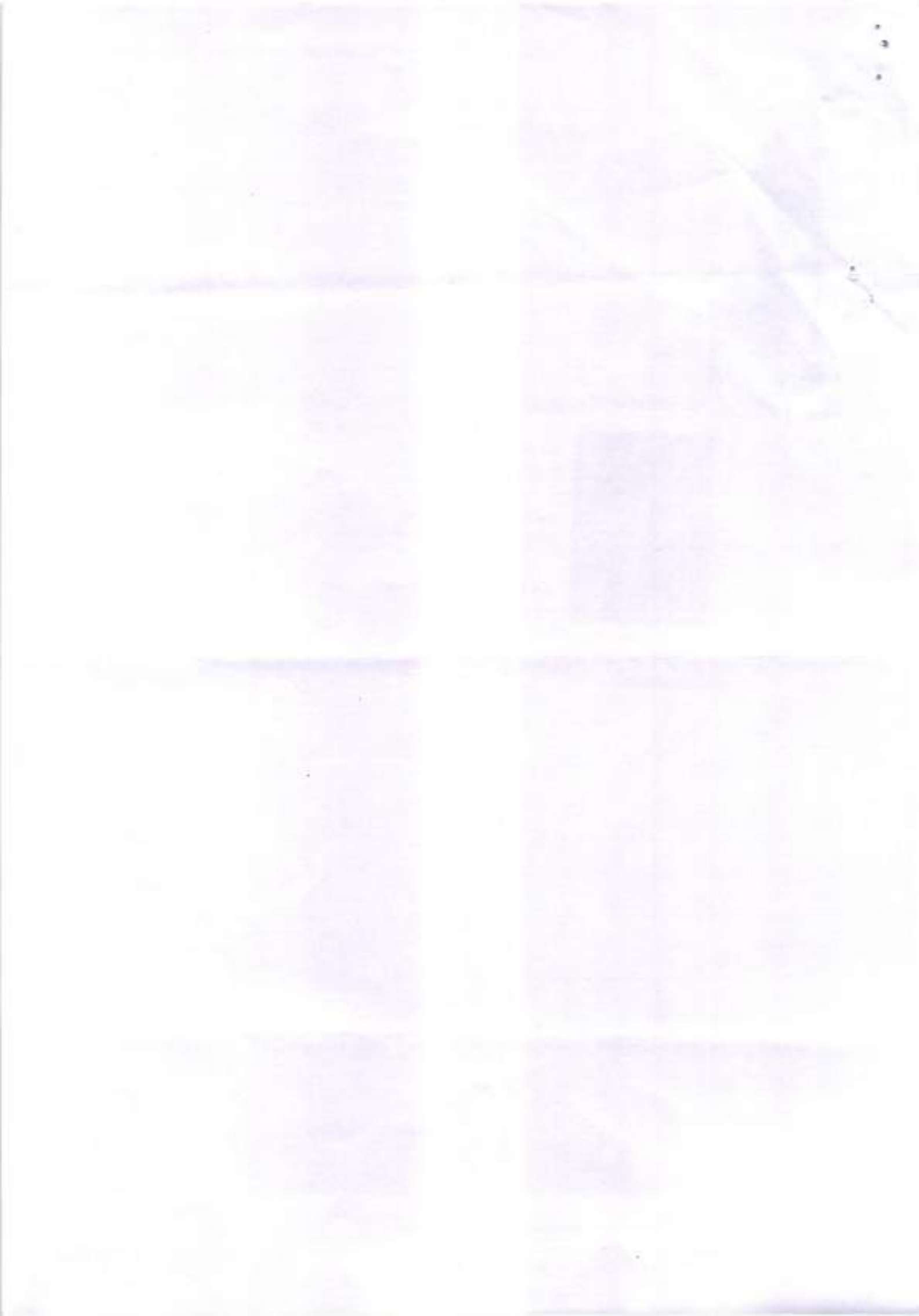
Arvind Shah



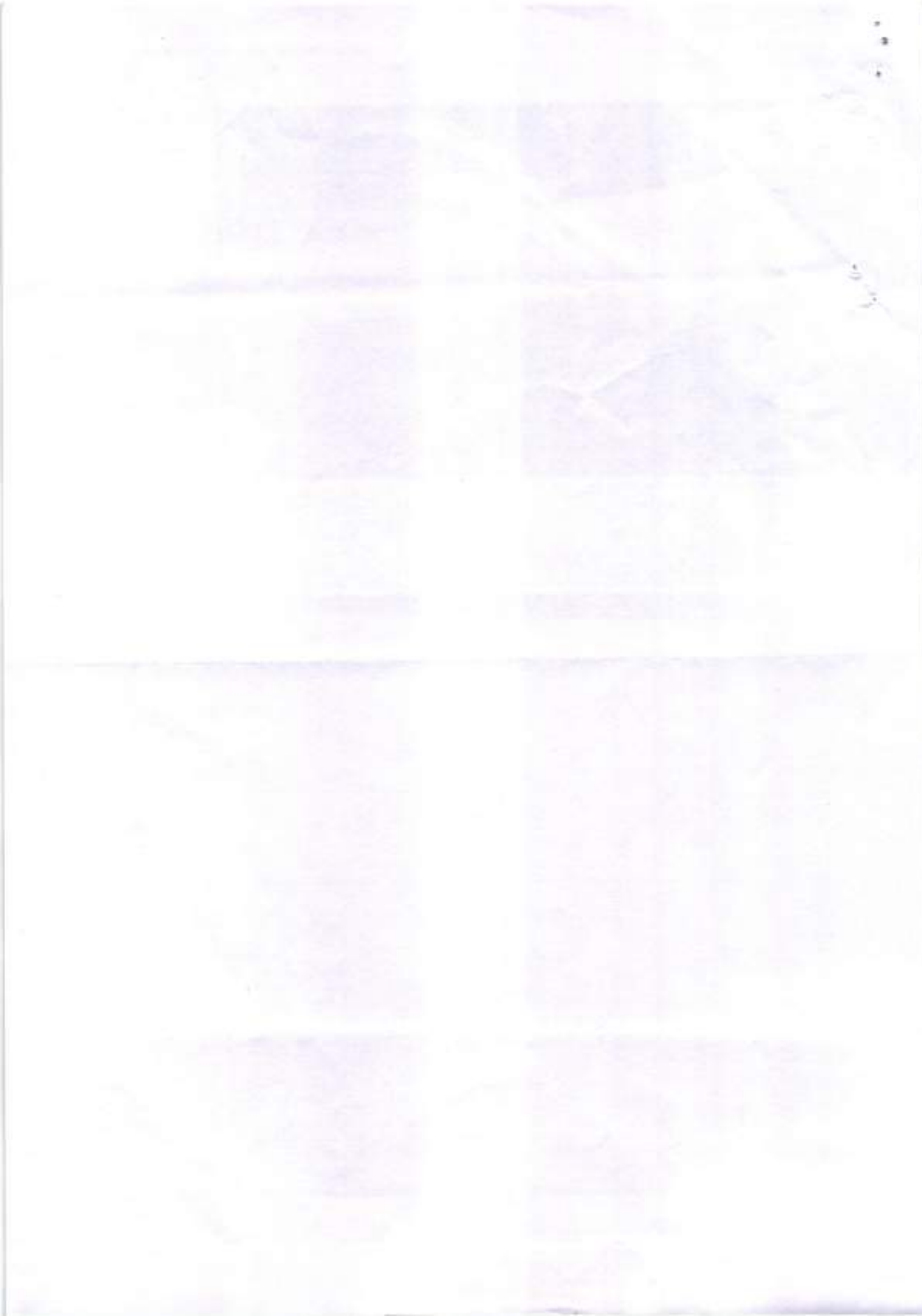












Permanent Account Number / PERMANENT ACCOUNT NUMBER  
AIYPS6127Q



ASHWIN SHAH  
M / MALE

Father's Name  
PTAMBER SHAH


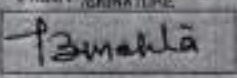
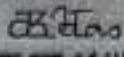
DATE OF BIRTH  
28-08-1946

Signature

Signature  
Commissioner of Income Tax, O.T. KODAKATA

*Ashwin Shah*

Get me out of here

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER	AFLPM5857P	
नाम / NAME	PRADIP KUMARB MEHTA	
पिता का नाम / FATHER'S NAME	BHOGILAL MEHTA	
जन्म तिथि / DATE OF BIRTH	24-10-1954	
हस्ताक्षर / SIGNATURE		 आयकर आयुक्त, व.व. १४.१११ COMMISSIONER OF INCOME-TAX, W.B. 11

For Conveyance  
Pradip's





आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

SAKET MOHTA

SUSHIL KUMAR MOHTA

27/09/1985  
Permanent Account Number

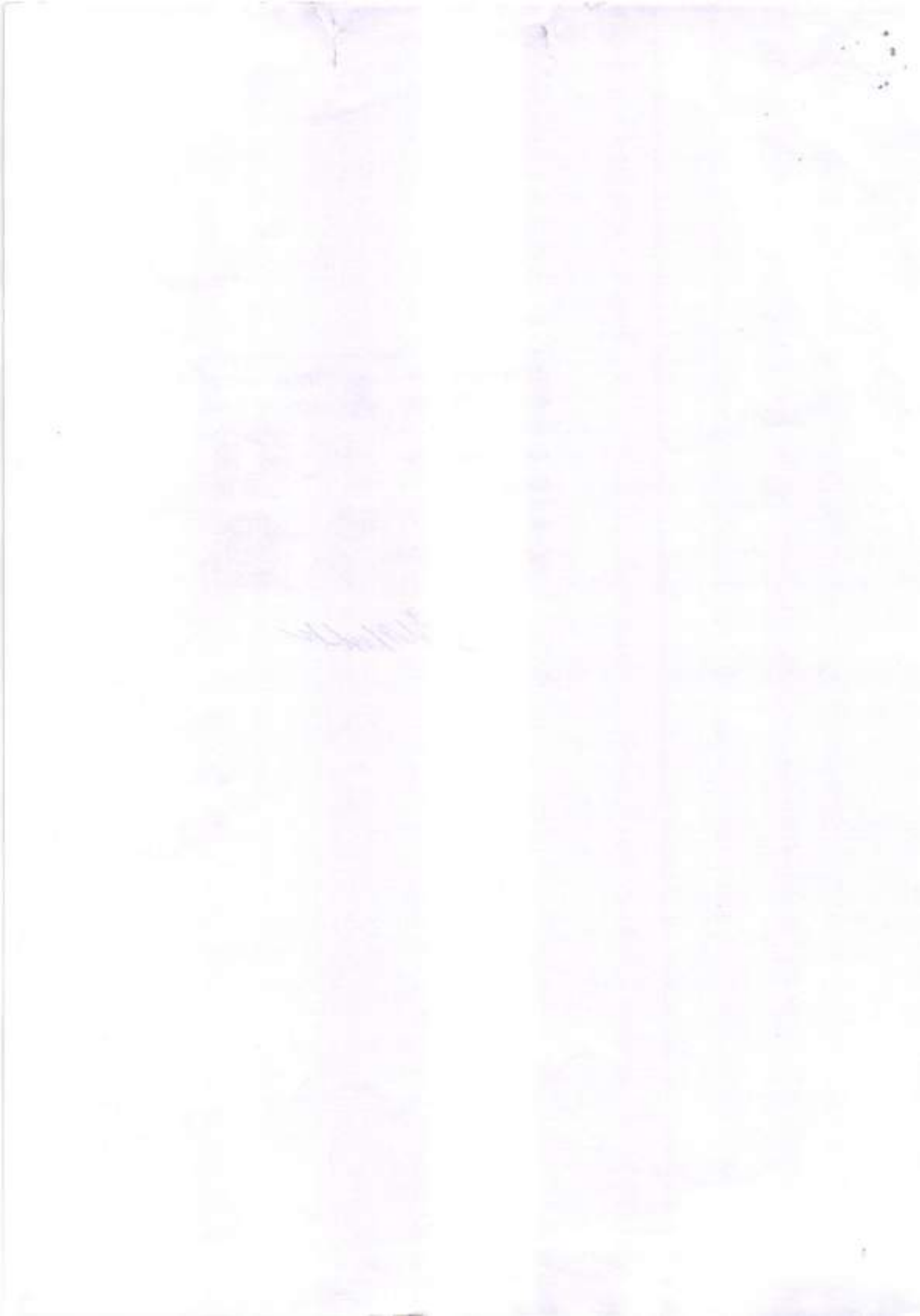
AKHPM9746Q

*Saket Mohta*  
Signature



06/03/2013

*Saket Mohta*



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA



स्थायी सख्या कार्ड  
Permanent Account Number Card

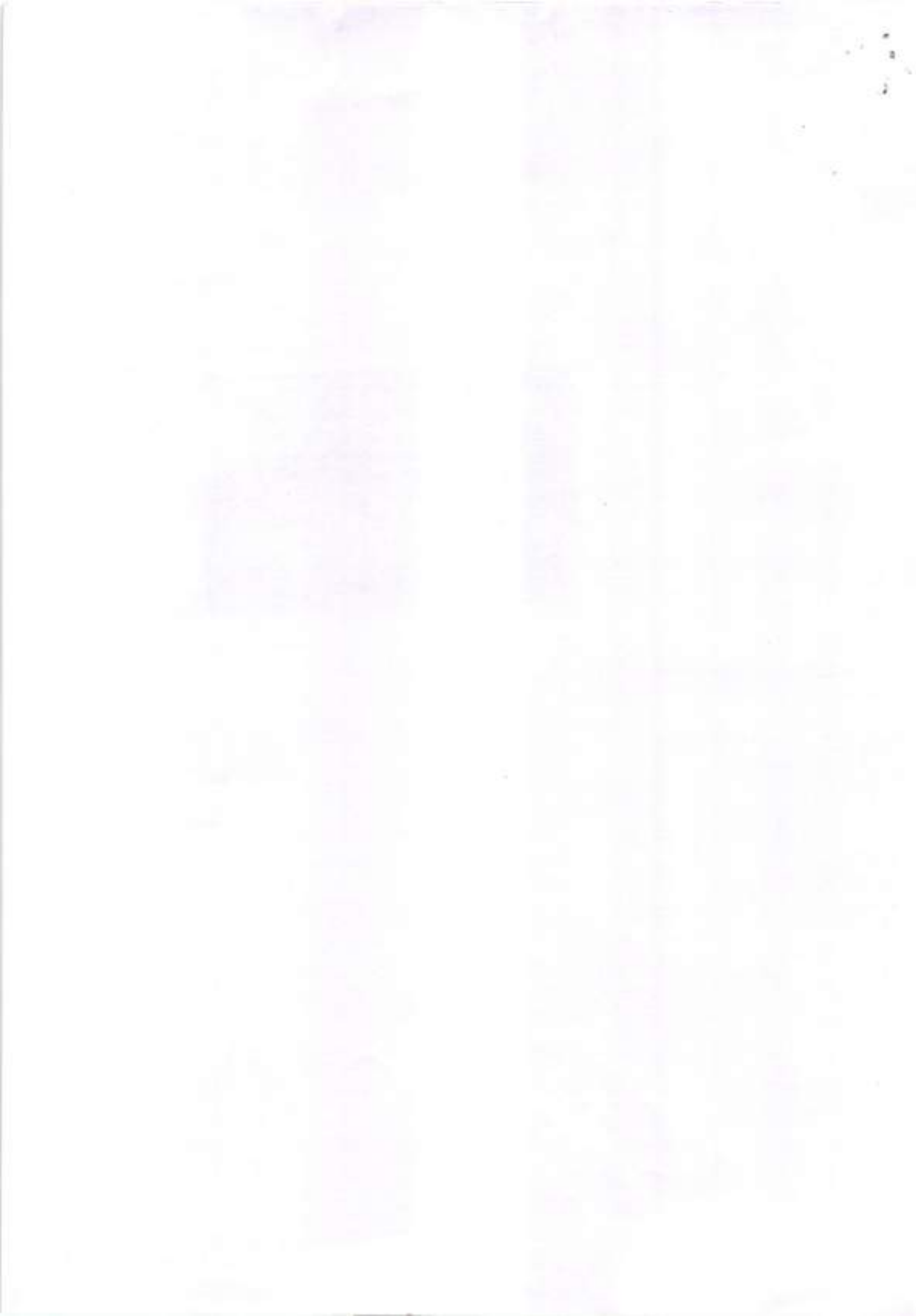
AABC12004G



नाम / Name  
INTEGRAL DISTRIBUTORS  
PRIVATE LIMITED

निगमन / गठन की तारीख  
Date of Incorporation / Formation  
12/04/2002

23/04/2012



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

MERLIN PROJECTS LIMITED

11/10/1984

Permit/Account Number

**AACCM0505B**

Signature



Permanent Account Number

ARWPS6294D

CHANDRA KANT SHAH

PITAMBAR SHAH

09-02-1945

Signature: *Chandra Kant Shah*

Commissioner of Income Tax (Q1), Kolkata

*Shah*

23-7-2018





PERMANENT ACCOUNT NUMBER  
ASHPS9486R

MAHENDRA PITABAR SHAH

PITABAR SHAH

10-01-1954

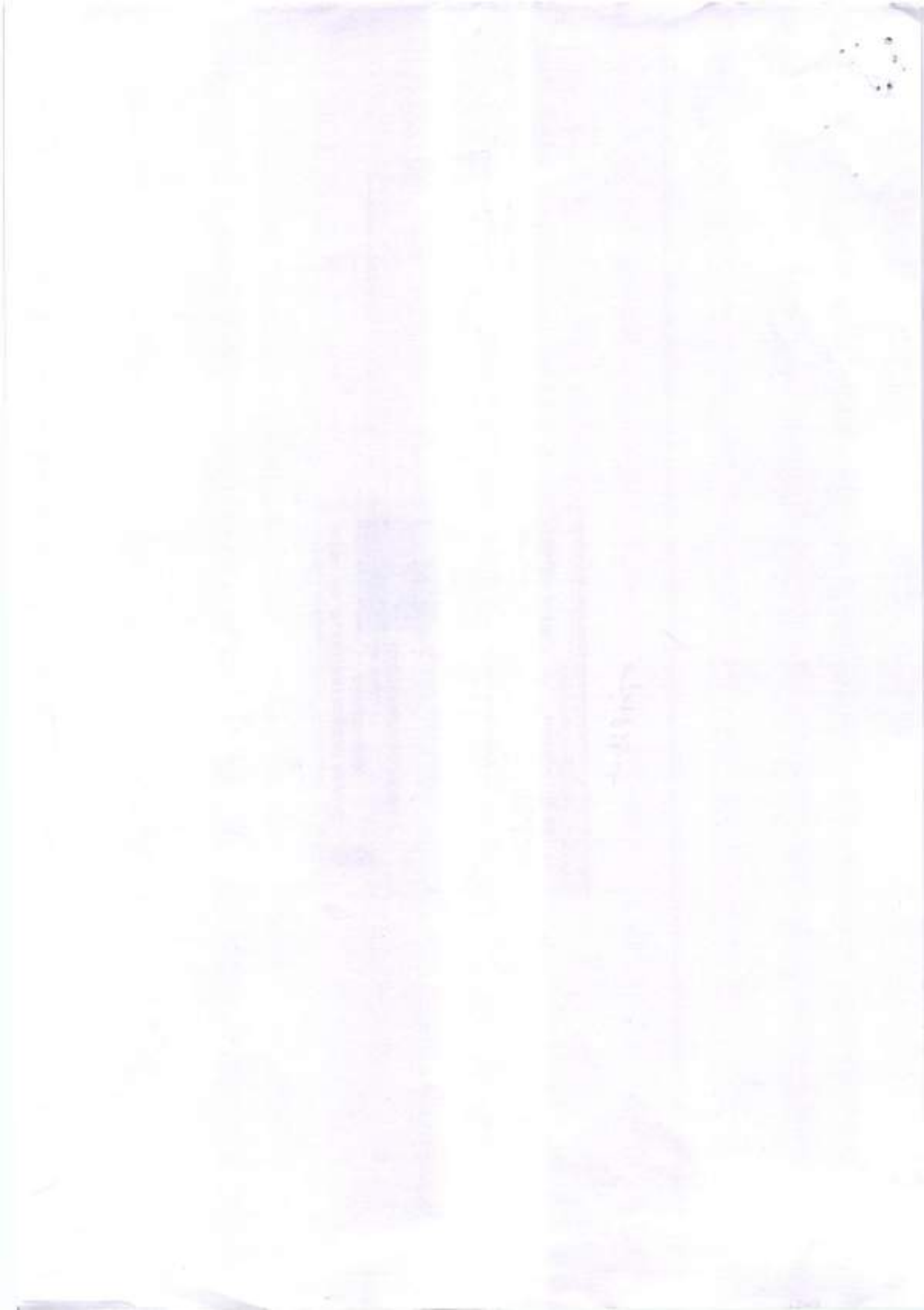
PROVIDER SIGNATURE  
Prabandha P. Shah

SECRETARY, (GEN. AND J.) SHS,  
COMMISSIONER OF INCOME TAX, CO. 1, KOLKATA

Shah



Prabandha P. Shah





28-6-18    29-6-18    29-6-18    29-6-18    29-6-18

ESX - 2321/18  
ESX - 2327/18

249  
ESX - 2321  
05 - 2 2018  
2016/18

Civil Judge (Sr. Division)  
2nd Court, Allpore  
South 24-Parganas

Sh. Sudip Ray    vs    Mr. Anind P. Chakraborty

T.S. 60-14

2018

Schedule of cost of the copy	
Application	5:02
Filing	6:00
Authent	9:00
Edging	.....
Searching	.....
Tracing	.....
Other Fees if any	.....

20-02



10-8-17

Today is fixed for  
show cause by IITB

Defdt files harra,

IITB files & plea praying  
for time on the ground @  
stated there in.

Copy Senoa with objections to

HA Considera

Prayer for time is allowed  
as last chance, no further time  
shall be allowed.

To 10-12-17 for show cause by  
IITB. Sensitive.

QJ (So. Divn)



T.S. 69-14

Present: Mr. A. K. Borkhan

19-12-17

- 5<sup>th</sup> Court

Today is fixed for Show-cause  
by Pitts

Death file horizon  
on charges of Pitts. Borkhan  
allowed

To 20-4-18

by Pitts

for 2. cause

es (Sr-Dm)  
(I.e)

na-4-18



Examined and found to be a true copy and correctly stamped  
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page 10*