

P 07162

S-00071

5000Rs.



234-250

admissible under rule 21 and also
J/S 5 (1) of the W. B. L. R.
Act. 1955 duty Stamped Exempt
from does not require stamp duty
under the Indian Stamp Act 1899. Schedule I A. No. 23

Fees Paid... 10/-
A-10891-

14.5.55

38333
363.00

S/N- 075950 804/01/05
Rs. 21040/-

8882
5/1

ADD. District Sub-Registrar
Bishnupur (Sak Bah)

8-1-08
20 JUN 2003

DEED OF CONVEYANCE

THIS INDENTURE OF ABSOLUTE SALE made on this the 20/11
day of JUNE, Two Thousand Three (2003), BETWEEN
(1) JOHARA BIBI, Wife of Kajem Molla, of Baligari, Police
Station- Rajarhat, (2) ASMAT MOLLA, (3) ASRAF MOLLA, (4) ESRAIL
MOLLA, (5) EBRAHIM MOLLA, (6) NOWSER ALI MOLLA all sons of
Lal Mohammad Molla of Patharghata (Chapna), P.S. Rajarhat,

A-28931-
Realised
511105

contd.....p/2.

10225

add to

of

date: 17/6/2003

$$\begin{array}{r} 6-5000/- \\ 3-3000/- \\ \hline 8000/- \end{array}$$


20 JUN 2003

- आसि व (असि व)

10493

ବିହାରୀ - ଗାଁ, ଭାଗବତ (ଗାଁ)
 ଭାଗବତ - (ଗାଁ), ଶ୍ରୀରାମ (ଗାଁ),
 ଶ୍ରୀରାମ (ଗାଁ), ଶ୍ରୀରାମ (ଗାଁ)
 ଶ୍ରୀରାମ - ଗାଁ, ଶ୍ରୀରାମ - ଗାଁ, ଶ୍ରୀରାମ (ଗାଁ),
 (ଗାଁ) - (ଗାଁ), ଶ୍ରୀରାମ - ଗାଁ, ଶ୍ରୀରାମ - ଗାଁ;
 ଶ୍ରୀରାମ - ଗାଁ, ଶ୍ରୀରାମ - ଗାଁ -
 ଶ୍ରୀରାମ - ଗାଁ, ଶ୍ରୀରାମ - ଗାଁ -

• Abdul Qudus
Co. Amised in
vill + P. O. Holiara
P.S. Rajarhat

Addl. District Sub-Registrar
Bilhamnagar (Salt Lake)

120 JUN 2003

Little



- : 2 : -

(7) HAZIRON BIBI, wife of Yousuf Ali, of Basina, P.S. Rajarhat, (8) NASIRA BIBI, wife of Md. Rafick , of Gopalpur, P.S. Rajarhat, (9) MUJIT MOLLA, (10) MOCHE MOLLA, both sons of Khoda Box Molla, of Dakshinjojra, P.S. Barasat, (11) LAL BANU BIBI wife of Jalal Molla, of Panapukur, P.S. Rajarhat, (12) SAIDA BIBI, wife of Rafick Molla, of Baraberi, P.S. Barasat, (13) SARBANU

— contd.....p/3.

No. 10225
Sound of Arts International.
2nd Ganesh ch. Avenue.
Kot-13.

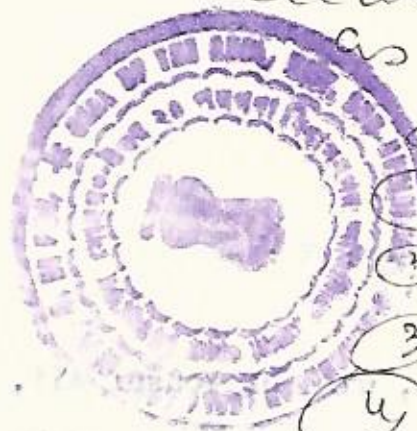
Calcutta Collectorate,

Treasury.

Date 17/6/2003.

Rs. 5000/-
3000/-
8000/-

① Monimolla
80 to Kalamolla
A. Haliare S.S.
Rajnarayan Maish
occupies his
as constituted
attorney of



- ① Johare Bibi
- ② Asmat Molla
- ③ Asraf Molla
- ④ F. S. Reil Molla
- ⑤ E. B. Rahman Molla
- ⑥ Nowder Ali Molla
- ⑦ Haziran Bibi
- ⑧ Nasira Bibi
- ⑨ Musil Molla
- ⑩ Mochie Molla
- ⑪ Lalbanu Bibi
- ⑫ Saide Bibi
- ⑬ Sarbanu Bibi

20 JUN 2003



- : 3 : -

BIBI wife of Gaffar Molla, of Baligari, P.S. Rajarhat, District of North 24 Parganas, all by faith- Muslim, by occupation- Housewife, and Cultivation, hereinafter called the VENDORS (Which expression shall unless excluded by or repugnant to the context be deemed to mean and include their legal heirs, executors, administrators, representatives and assigns) of the ONE PART.

contd.....p/4.

No. 10225
 Sold to Sound of Arts International
 of 2 no Ganesh Ch. Avenue.
 Kol-13.

Calcutta Collectorate,
 Treasury,

No. 17461.....2003.

Rs. 5000/-
 Rs. 3000/-
 Rs. 8000/-





A

Joint District Sub-Registrar
 of Thiruvananthapuram (State Bank of India)

20 JUN 2003



- : 4 : -

BE THE NOTED the VENDORS represented their lawful constituted Attorney MOMIN MOLLA, son of Late Kalu Molla, by faith-Muslim, by occupation - Business, residing at- Hatiara, P.S.Rajarhat, Dist. North 24 Parganas, by virtue of a registered Power of Attorney, vide Book No.IV, Being No. 00273, for the year 2003, registered at A.D.S.R.Office Bidhannagar (Salt Lake City) on 18.06.2003.

A N D

SOUND OF ARTS INTERNATIONAL, a Registered Office at Commerce House, Flat No.9, 2nd floor, 2 No. Ganesh Chandra Avenue, Represented by its Partner :- Md.Salim Makkar, S/o.K.A.Makkar, Kolkata- 700013, hereinafter called the PURCHASER (Which

contd....p/5.

No. 10225
Sold to Sound of Arts International,
2 no Ganesh Ch. Avenue.
Kol-13.

Calcutta Collectorate,

Treasury,

Date 17/6/2003.


Treasurer

LC - 5000/-
32 - 3000/-
8000/-



20 JUN 2003
20 JUN 2003

expression shall unless excluded by or repugnant to the context be deemed to mean and include its heirs, executors, administrators representatives, successors and assigns) of the OTHER PART.

WHEREAS One Menajuddin Sardar and others are the recorded owner's and well seized and possessed of otherwise well and sufficiently entitled of the plot of land measuring an area 14 Satak out of 75 Sataks more or less, situated at Mouza- Hatiara, J.L. No. 14, R.S. No.188, Touzi No.1074, comprised in R.S. Dag No. 627, under R.S. Khatian No. 1820, and Samil Khatian No. 1415, the Total land of the said Khatian an area of 69 Satak, an annual rent of Jama Rs. 17/- Annas 4 and pai 9 only, P.S. Rajarhat, in the District of North 24 Parganas, fully described in the Schedule hereunder written and forever.

AND WHEREAS the said Menajuddin Sardar died leaving behind him surviving his three daughters namely 1) Johora Bibi, 2) Sabiron Bibi and 3) Abiron Bibi as his legal heirs and successors who have inherited the said property left by the said deceased.

AND WHEREAS after the L.R. Settlement records of right in the name of Johora Bibi, under L.R. Khatian No. 3052, comprised in R.S. Dag No. 627, measuring an area 01 Satak



4

ADDL District Sub-Registrar
Mysore District (Mysore)

20 JUN 2003

in the name of Sabiron Bibi, under L.R. Khatian No. 3050, comprised in R.S. Dag No. 627, measuring an area 02 Satak and in the name of Abiron Bibi under L.R. Khatian No. 3051, comprised in R.S. Dag No. 627, measuring an area 02 Satak at Mouza- Hatiara, J.L. No.14, R.S. No.188, Touzi No.1074, Hal No.10, P.S. Rajarhat, in the Dist. North 24 Parganas.

AND WHEREAS the said Abiron Bibi died leaving behind him surviving her five sons namely Asmat Molla, Asraf Molla, Esraail Molla, Ebrahim Molla and Nowser Ali Molla and two daughters namely Haziron Bibi and Nasira Bibi (the vendors herein No. 2 to 8), as her legal heirs and successors, who have inherited the said property left by the said deceased.

AND WHEREAS the said Sabiron Bibi died leaving behind him surviving her two sons namely Mujit Molla, Moche Molla and three daughters namely Lalbanu Bibi, Saida Bibi and Sarbanu Bibi (the vendors herein No. 9 to 13), as her legal heirs and successors, who have inherited the said property left by the said deceased.

AND WHEREAS the said Jojora Bibi and 12 others (the vendors herein) are well absolute seized and possessed of and/or otherwise well and sufficiently and enjoyed the same with good right and full and absolute power of ownership and have every right to transfer the same to any body in any way whatsoever.

contd....p/7.



4
ADL. District Sub-Registrar
Bhambhara (Salt Lake)

20 JUN 2003

AND WHEREAS the aforesaid Vendors have agreed to sell and purchaser has agreed to purchase a plot of land free from encumbrances, undivided share of land measuring an area 3 (Three) Cottahs 18 (Eighteen) Sq.ft. more or less, morefully and particularly described in the Schedule hereunder written and delineated in the map or plan annexed hereto at or for the price of Rs. 1,00,000 /- (Rupees One Lac) only.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement and in consideration of Rs. 1,00,000/- (Rupees One Lac) only to the Vendors paid by the Purchaser as per memo below at or immediately before the execution of these presents (the receipt whereof the Vendors do hereby as well as by the receipt hereunder written, admit and acknowledge and of and from the same and every part thereof hereby acquit, release and forever discharge the said Purchaser) as well as the land particularly described in the Schedule written the Vendors do hereby sell, grant, transfer and convey and assign and unto the Purchaser free from all encumbrances, charges, liens, lispendens, ALL THAT piece or parcel of land with common passage and all easement right and appurtenances as particularly described in the Schedule hereunder written TO HAVE AND TO HOLD the said land hereby granted, transferred, conveyed and assigned or expressed or intended so to be with the appurtenances unto the purchaser absolutely and forever free from all encumbrances whatsoever.



h
ASST. District Sub-Registrar
Mishnammar (Sub) Sub-Registrar

20 JUN 2003

THE VENDORS DOTH HEREBY COVENANT WITH THE PURCHASER :-

1. That free and clear and freely and clearly and absolutely acquitted, exonerated and release and otherwise by and at the costs and expenses of the Vendors are and sufficiently saved defended kept harmless and other estate, right, title, claims mortgages, charges, liens, lispens, attachments encumbrances, whatsoever.
2. That No notice issued under the public demand recovery Act have been served on the Vendors nor any such notice have been published.
3. That the vendors have not yet received any notice or requisition or acquisition of the Property described in the Schedule below.
4. That the Purchaser and all person or persons claiming through under his/her shall have undivided share of the land all manner of right through over or under the land.
5. It is hereby declared that the land is used Homestate purpose which described in the Schedule is the self acquired property of the Vendors and that they are not the benamders of any one.

contd.....p/9.



4
ADDL. District Sub-Registrar
of Thiruvananthapuram (Salt Lake)

20 JUN 2003

6. It is transpired that the said property hereby sold, conveyed, transferred and assigned by the Vendors or Vendor if not free from all encumbrances as hereinbefore covenants the Vendors shall be bound to refund to the Purchaser the full consideration money paid hereunder together with cost of the stamp and registration charges and legal fees including by the purchaser herein with the damages which the purchase herein may or suffered.

A N D the Vendors deliver this day khas possession of the said land unto the purchaser.

THE SCHEDULE OF THE PROPERTY ABOVE REFERRED TO : -

ALL THAT piece or parcel of Danga Land undivided share of land measuring an area 3 (Three) Cottahs 18 (Eighteen) Sq.ft. more or less, comprised in C.S. Dag No. 582, R.S. Dag No. 627, under R.S. Khatian No. 1820, and Samil Khatian No. 1415, and L.R. Khatian Nos. 3052, 3050 and 3051, within the Police Station Rajarhat, situated at Mouza- Hatiara, J.L. No.14, R.S. No.188, Touzi No.1074, in the District of North 24 Pgs. Addl. District Sub- Registration Office Bidhannagar (Salt Lake City), Pargana- Kalikata, under Rajarhat Gopalpur Municipality, Ward No. 10,



ADDL. District Sub-Registrar
Muzaffargarh (Distt) Lahore

20 JUN 2003

The annual proportionate rent is Rs. 1/- 50 - paise, out of Rs- 17/- Annas 4 and Pai 9 only, in respect of the Sellable land is payable to the Collectorate of North 24 Parganas, on behalf of Govt. of West Bengal.

The Sellable land is delineated in the map or plan annexed hereto and border R E D herein and butted and bounded as follows : -

- ON THE NORTH BY : Part of R.S. Dag No. 627.
ON THE SOUTH BY : Land of Hanif Sardar.
ON THE EAST BY : R.S. Dag No. 626.
ON THE WEST BY : Part of R.S. Dag No. 627.

IN WITNESS WHEREOF the vendors have hereunto set and subscribed their respectively hands after going through the contents of this deed on the day, month and year first above written.

SIGNED, SEALED AND DELIVERED

by the Vendors at Kolkata in the presence of :-

1. Abdul Qudus
vill + P.O. Hatiaara
2. SK. Yasinali
Hatiaara
Ror-59

জাহাঙ্গীর হাতি, আমজাদ -
জাহাঙ্গীর, আমজাদজাহাঙ্গীর,
জাহাঙ্গীর (জাহাঙ্গীর), জাহাঙ্গীরজাহাঙ্গীর
জাহাঙ্গীর-জাহাঙ্গীরজাহাঙ্গীর, জাহাঙ্গীরজাহাঙ্গীর
জাহাঙ্গীর, জাহাঙ্গীরজাহাঙ্গীর, জাহাঙ্গীরজাহাঙ্গীর
জাহাঙ্গীরজাহাঙ্গীর, জাহাঙ্গীরজাহাঙ্গীর
জাহাঙ্গীরজাহাঙ্গীর-জাহাঙ্গীর
জাহাঙ্গীরজাহাঙ্গীর
✓ জাহাঙ্গীরজাহাঙ্গীর

SIGNATURE OF THE VENDORS.

contd.....p/11.



ADDL. District Sub-Registrar
Mithanapur (Salt Lake)

20 JUN 2003

E PLAN. PART OF R.S. DAG NO- 627.
 R.S. KHATIAN NO - 1820. L.R. KHATIAN
 NO 3050, 3051, 3052. AT MOUZA - HATIARA..
 F.L. NO - 14.. WARD NO - 10.. P.S. - RAJARHAT..
 DISTRICT NORTH 24 PARGANA S..

AREA OF LAND - 5 SATAK = 3K.00CH. 18 SFT.

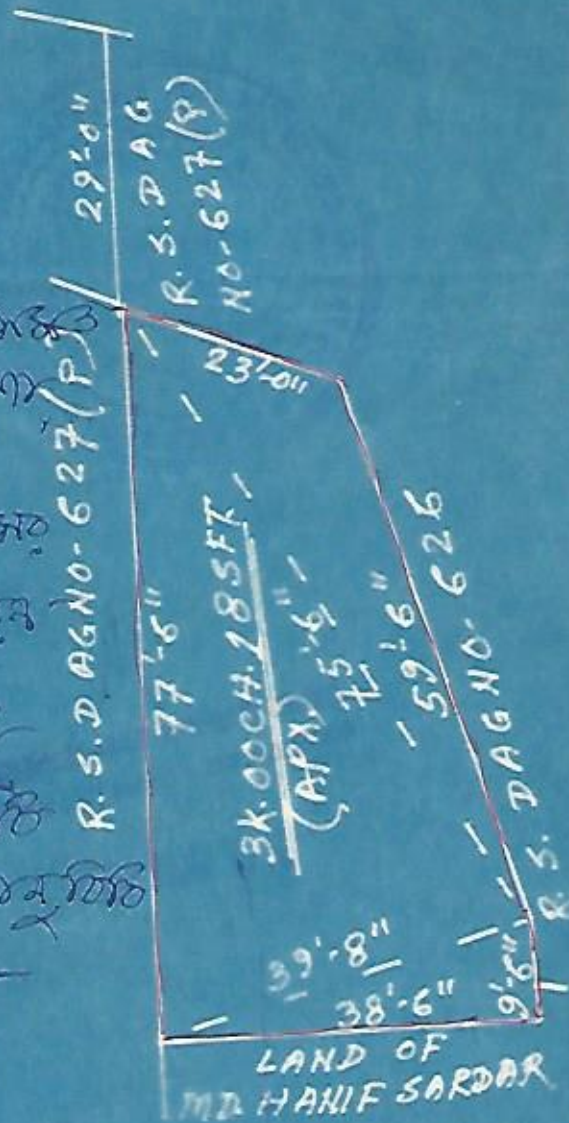
✓ VENDEE:- SOUND OF ARTS INTERNATIONAL

✓ VENDORS:- JOHORA BIBI, NANSAR ALI MULLA
 AND OTHERS 11 PERSON.

ਗੁਰਮਤਾਰਾ ਜੀਵਿ, ਨਾਨਕਸ਼ਾਹ
 (ਗੁਰਮਤਾਰਾ ਜੀਵਿ) (ਗੁਰਮਤਾਰਾ)
 ਪ੍ਰੋਫੈਸਰ (ਗੁਰਮਤਾਰਾ),
 ਪ੍ਰੋਫੈਸਰ (ਗੁਰਮਤਾਰਾ), ਪ੍ਰੋਫੈਸਰ
 ਗੁਰਮਤਾਰਾ (ਗੁਰਮਤਾਰਾ), ਪ੍ਰੋਫੈਸਰ
 ਜੀਵਿ, ਗੁਰਮਤਾਰਾ - ਜੀਵਿ
 ਪ੍ਰੋਫੈਸਰ (ਗੁਰਮਤਾਰਾ), ਗੁਰਮਤਾਰਾ
 (ਗੁਰਮਤਾਰਾ), ਗੁਰਮਤਾਰਾ ਜੀਵਿ
 ਗੁਰਮਤਾਰਾ ਜੀਵਿ, ਗੁਰਮਤਾਰਾ
 ਗੁਰਮਤਾਰਾ (ਗੁਰਮਤਾਰਾ) -

ਗੁਰਮਤਾਰਾ ਜੀਵਿ

✓ VENDORS SIGNATURE



Handwritten signature
 HATIAN
 NO-59.



Add. District Sub-Registrar
Biddhanagar (Salt Lake)

120 JUN 2003

Registered to
Book No. 1250
Volume No. 1250
Pages 1250
Being No. 1250
on the date 12.06.03

MEMO OF CONSIDERATION

Paid by A/C Payee Cheque No. 696848 (DD. No. 1925)

Dated 20.06.2003, on Vijaya Bank, N.S.Road, Branch
Kolkata. for...

1,00,000/-

(Rupees One Lac) only.

WITNESSES :-

1. Abdul Qader Dui
vill + P.O. Hatigara
2. SK. Hasin Ali
Hatigara -
Kol - 59

জাহাঙ্গীর-রহা, আমজা-
জাহাঙ্গীর, আমজাহাঙ্গীর,
জাহাঙ্গীর জাহাঙ্গীর, জাহাঙ্গীর
জাহাঙ্গীর, নজিহা-আমজাহাঙ্গীর,
জাহাঙ্গীর-রহা, নজিহা-রহা,
জাহাঙ্গীর-জাহাঙ্গীর, জাহাঙ্গীর-জাহাঙ্গীর,
নজিহা-রহা, নজিহা-রহা
জাহাঙ্গীর-রহা - আমজাহাঙ্গীর -
আমজাহাঙ্গীর -

DEED PREPARED BY :-

Julfikker Ali
JULFIKKER ALI, OF
JATRAGACHI, RAJARHAT,
LICENCE NO. DW-XVI-40.

TYPED BY :-

Sadananda Mondal
SADANANDA MONDAL, OF
A.D.S.R.O. BIDHANNAGAR
KOLKATA- 700091.

SIGNATURE OF THE VENDORS.



ADDL. District Sub-Registrar
Bidhanagar (Salt Lake)

20 JUN 2003



ADDL. District Sub-Registrar
Bidhanagar (Salt Lake)

Registered to
Book No. 151
Volume No. 2950
Pages 234 to 235
Page No. 00071
Page No. 016