

16085/22

VC 31/06/22

15533/22



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AH 340615

24-9-22  
3.45

C-72425047

Certified that the document is admitted to registration. The signature sheets and the endroesman are attached with the document as the ~~document~~ of this document.

District Sub-Register-III  
Alipore, South 24-parganas

27.09.22

### DEED OF GIFT

1. **Date** : This Deed of Gift Is made on this the 22<sup>nd</sup> day of August, 2022 at Kolkata
2. **Nature of document** : Deed of Gift

5227

05 AUG 2022

No.....Rs. **100/-** Date.....

Name:.....

**B. C. LAMIRI**

Advocate

Address:.....

**ALIPUR JUDGE COURT**

Vendor:.....

**KOL-27**

**Alipur Collectorate, 24 Pgs. (S)**

**SUBHANKAR DAS**

**STAMP VENDOR**

**Alipur Police Court, Kol-27**

Vidyanthi Bhunia



11948

Vidyanthi Bhunia



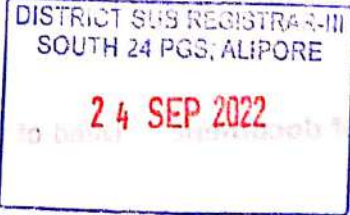
11949

Sabyasachi Bhunia



11950

Gauti Bhunia



Identified by me -  
Sribalan Munda,  
Advocate.

Alipore Judge Court  
Kolkata - 700027.





3. **Parties** : shall unless excluded by or repugnant to the context shall mean and include their heirs, executors, successors, representatives and assigns

3.1 **(1) SHRI VIDYARTHI BHUNIA (PAN: AODPB2939N) (Aadhaar No. 587288372591)(Mob 9830702895)** son of Late Swadesh Ranjan Bhunia by faith Hindu, by Nationality Indian, by occupation Service, residing at 32, Kabiguru Sarani, and **(2) SHRI SABYASACHI BHUNIA (PAN:BJAPB8728C) (Aadhaar No. 849353864068)(Mob )** son of Late Swadesh Ranjan Bhunia, by faith Hindu, by Nationality Indian, by occupation Service, residing at SahapurYubak Sangha Club, 32, Agarwala Garden Road, P.O. Sahapur, P.S. Behala, Kolkata, West Bengal 700038, hereinafter referred to as the "**DONORS**" of the **FIRST PART** and;

3.2 **(1)SRI GOUTAM BHUNIA (PAN NO. AIFPB3888A) (Aadhaar No. 5005 0680 0469)** son of Sri Hriday Bhuiya @ Sri Hriday Ranjan Bhunia, by Occupation : Service, by faith: Hindu, By National: Indian, residing at 32, Kabiguru Sarani, P.O. Sahapur, within Police Station - Behala, Kolkata: 700038, in the District - South 24 Parganas, West Bengal, India, and **(2)SRI TAPAN BHUNIA (PAN NO. AGGPB3815L) (Aadhaar No. 8065 9757 6296)** son of Sri Hriday Bhuiya @ Sri Hriday Ranjan Bhunia, by Occupation : Service, by faith: Hindu, residing at 32, Agarwala Garden Road, P.O. Sahapur, within Police Station - Behala, Kolkata: 700038, in the District - South 24 Parganas, West Bengal, India **(3) SRI MANAS RANJAN BHUNIA, (PAN: AEGPB1648R), (Aadhaar No. 3623 2482 9067)** son of Late Rajendra Nath Bhunia, by faith Hindu, by Nationality Indian, by occupation Retired Person, residing at P-184, Senhati Colony, P.O. & P.S. Behala, Kolkata, West Bengal 700034, **(4) SHI SASHANKA RANJAN BHUNIA, (PAN: ACOPB5033G), (Aadhaar No. 4804 3714 3646)** son of Late Mono Ranjan Bhunia, by faith Hindu, by occupation Service, residing

11951

Tapau Bhunia

11952

Hemas Ranjan Bhunia

11953

Saranka Ranjan Bhunia

11954

Sibra Choudhury.

11956



DISTRICT SUB-REGISTRAR-II  
SOUTH 24 PARGANAS ALIPORE  
24 SEP 2022

Identified by me  
Sri Balar Munda.  
Advocate  
Alipore Judges Court  
Kolkata-700027.



at 32, Agarwala Garden Road, P.O. Sahapur, P.S. Behala, Kolkata, West Bengal 700038 and **(5) SMT. SHIPRA CHOWDHURY, (PAN: BLRPC6899J), (Aadhaar No. 7421 8896 3337)** daughter of Late Mono Ranjan Bhunia, by faith Hindu, by occupation Service, residing at 11, Kali Kumar Majumdar Road, Santoshpur, P.O. Santoshpur, P.S. Garia, Kolkata, West Bengal 700075, hereinafter called and referred to as the "**DONEES**" of the **SECOND PART**.

#### 4. Background : WHEREAS

**4.1** At all material times, one Late Rajendra Nath Bhunia, son of Late Khirod Narayan Bhunia was the absolute owner of or otherwise well and sufficiently entitled to all that the piece and parcel of homestead land measuring about 9 cotthas be the same a little more or less formed out of Municipal Holding No. 189/176, Kabi Guru Sarani, within Ward No. 118, comprising in Dag No. 535 and 536 under R.S. Khatian No. 70 corresponding to L.R. Khatain No. 71 under Mouza Sahapur, Pargana Magura, J.L No. 8, Touzi no. 93, R.S. No. 179, P.S Behala, Dist. 24 Parganas (South), Kolkata 700038 by virtue of inheritance.

**4.2** While enjoying his possession over the said property, the said Rajendra Nath Bhunia executed a Deed of Gift on 23.07.1980 thereby transferring a piece or parcel of land measuring about 4 cotthas out of the said 9 cotthas of land in favour of his daughter namely Manju Rani Bhunia, since deceased, by way of gift which was registered in the office of the District Sub Registrar at Alipore and recorded in Book No.I, Volume No.118, Pages 80 to 82, Being No. 3658 for the year 1980 and by virtue thereof, the said Manju Rani Bhunia became the absolute owner in respect thereof.



DISTRICT SUB-REGISTRAR-III  
SOUTH 24 PARGANAS, ALIPORE  
24 SEP 2022

- 4.3** Thereafter, the said Rajendra Nath Bhunia executed another Deed of Gift on 25.07.1980 in favour of one of his sons namely Swadesh Ranjan Bhunia, since deceased, duly registered in the office of the Sub Registrar at Alipore and recorded in Book No.I, Volume No.25, Pages 66 to 69, Being No. 3652 for the year 1980, and gifted him the land retained by him measuring 5 cotthas of land out of 9 cotthas and by virtue thereof, the said Swadesh Ranjan Bhunia became the absolute owner in respect thereof.
- 4.4** In pursuance thereof, the said Swadesh Ranjan Bhunia duly mutated his name in the records of the Kolkata Municipal Corporation in respect of the share of land owned by him and upon assessment, the same has since been known and numbered as Premises No.189, Kabi Guru Sarani, Kolkata under Assessee No.411180601884.
- 4.5** While seized and possessed of the said land, the said Swadesh Ranjan Bhunia, had sold and transferred all that the piece or parcel of 2 cottahs of land to a third party out of the total 5 cottahs. While seized and possessed of the remaining 3 cottah of land, the said Swadesh Ranjan Bhunia died intestate on 17.09.2021, wife being predeceased on 07.05.2017, surviving his two sons namely Shri Vidyarthi Bhunia (the Donor no.1 herein) and Sri Sabyasachi Bhunia (the Donor no.2 herein) as his only heirs and legal representatives within the meaning of Hindu Succession Act, 1956 and thereupon, they became the joint owners in respect of the said 3 cottahs of land in Premises No.189, Kabi Guru Sarani, Kolkata each having an undivided ½ share.
- 4.6** That in the manner aforesaid, Shri Vidyarthi Bhunia and Sri Sabyasachi Bhunia (the Donors herein) are the joint owners, seized and possessed of or otherwise well and sufficiently entitled to land measuring about 3 cottah be the same a little more or less together



with the brick built house standing thereon measuring 700 sq. ft. more or less built up area comprising in Dag No. 535 and 536 under R.S. Khatian No. 70 corresponding to L.R. Khatian No. 71 under Mouza Sahapur, J.L No. 8, Touzi no. 93, 101, R.S. No. 179 formed out of Municipal Premises No. 189, Kabi Guru Sarani, P.S Behala, Kolkata 700038 within the limits of then South Suburban Municipality now Kolkata Municipal Corporation, Ward No. 118, Dist. 24 Parganas (South), morefully and particularly described in the schedule-A written hereunder herein after called as the "said land".

- 4.7** The Donors herein intend to gift an undivided  $1/24^{\text{th}}$  share ( $1/48^{\text{th}}$  each) in respect of the said land to the Donees herein as morefully and particularly described in the Schedule-B written hereunder and hereinafter referred to as "said undivided share" and in pursuance thereof, the Donees herein through their lawful constituted Attorney also willingly and willfully accepts the said undivided share as and by way of gift.
- 4.8** The said undivided share is free from all encumbrances, charges, liens, lispendences, mortgage of any manner or nature whatsoever and has no acquisition or requisition and no legal proceedings either under Civil or Criminal is pending in any Court of Law in respect of the said floor.

**NOW THIS INDENTURE WITNESSETH**

- 1.1. Gift** - In pursuance of the said desire and in consideration of natural love and affection, the Donors do hereby grant, transfer, convey, bestow, assure and assign by way of gift unto the Donees, , **ALL THAT** undivided  $1/24^{\text{th}}$  share ( $1/48^{\text{th}}$  each of the donor no. 1 and 2) out of of 3 cottah be the same a little more or less together with the brick built house standing thereon measuring 700 sq. ft. more or less comprising in Dag No. 535 and 536 under R.S. Khatian No. 70



corresponding to L.R. Khatlan No. 71 under Mouza Sahapur, J.L No. 8, Touzi no. 93, 101, R.S. No. 179 formed out of Municipal Premises No. 189, Kabi Guru Sarani, P.S Behala, Kolkata 700038 within the limits of then South Suburban Municipality now Kolkata Municipal Corporation, Ward No. 118, Dist. 24 Parganas (South), more fully described in the Schedule-B hereunder written and hereinafter referred to as "undivided share" **OR HOWSOEVER OTHERWISE** the said property now is or are or heretofore was or were situated butted, bounded, called, known, numbered described or distinguished **TOGETHER WITH** all paths, passages, ways, sewers, drains, ditches, hedges, water, water-courses and all other former and ancient rights, liberties, benefits, privileges, advantages, easements, appurtenances whatsoever to the said undivided share belonging to or in anywise appertaining thereto or usually held, used, enjoyed and occupied therewith or reputed to belong or to be appurtenant thereto and the reversion or reversions, remainder or remainders and the rents, issues and profits thereof **A N D** all the estate, right, title, interest, claim and demand whatsoever both at law and in equity of the Donor into or upon the said undivided share and every part thereof **A N D** all the deeds, pattahs, muniments, writings, evidences of title which exclusively relates to the said undivided share or every part thereof which now are or hereafter may be in the custody, power, control or possession of the Donor or any person or persons from whom the Donor may procure the same without any lawful action or suit at law and **TO HAVE AND TO HOLD** the said undivided share so to be unto and to the use of the said Donees absolutely forever and free from all encumbrances.

**1.2. AND THE DONORS DO HEREBY COVENANT WITH THE DONEES**  
as follows:-

- 1.2.1.** That Notwithstanding any act, thing, deed, matters whatsoever made done executed or knowingly suffered to the contrary the Donor now has good right, full power, absolute authority and

Indefeasible title to grant, transfer and convey the said undivided share hereby gifted or expressed or intended so to be unto and to the use of the Donees in manner aforesaid.

**1.2.2. A N D** the Donees shall and may at all times hereafter peaceably and quietly hold, possess and enjoy the said undivided share or every part thereof and pay the rents and taxes to the Appropriate Authorities upon getting her name mutated in the office the Kolkata Municipal Corporation and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim and demand whatsoever or any person or persons lawfully or equitably claiming from under or in trust for the Donor or any of their predecessors-in-title and that free and clear and freely and clearly and absolutely acquitted, exonerated, discharged, saved, harmless and keep the Donees indemnified from or against all charges, encumbrances made or suffered by the Donor or any of his predecessors-in-title or any person or persons lawfully or equitably claiming as aforesaid.

**1.2.3. F U R T H E R** the Donors and all persons having lawfully or equitably claiming any estate or interest upon the said undivided share or any part thereof from under or in trust for the Donors shall and will from time to time or at all times hereafter at the costs and request of the Donees do and execute or cause to be done and executed all such acts, deeds, things and matters whatsoever for further better and more perfectly assuring and conveying the said undivided share to the Donees as shall or may be reasonably required.

**1.2.4.** The Donors also declare that at present they are physically fit and mentally sound and alert and hereby gifts the Schedule-B mentioned property to the Donees and the said undivided share



has not been previously leased, mortgaged, sold, gifted nor in any way transferred and there is no charge, liens, lispens or any attachments whatsoever. There is no Case, Suit or Proceeding pending against the said undivided share or the said property before any Court of Law. The Donor hereby gifts the said undivided share while having Khas possession and delivered possession of the said undivided share to the Donees.

**1.2.5. THE DONORS ALSO DECLARE THAT** the Donees and his heirs, executors, administrators, legal representatives and assigns shall be allowed and/or permitted to use in perpetuity the wide existing passage with right to take electric, tap water, gas, telephone etc. connections through the said passageway with right to take other necessities with all easement rights thereto.

**1.2.6. IF** any error or omission is transpired in this Deed in future the Donor shall at the costs and request of the Donees execute and register any Supplementary Deed or Deed of Rectification/Declaration in favour of the Donees.

**1.3 Delivery of possession** - That the Donors hereby deliver the possession of his said undivided share in respect of the said property to the Donees herein being free from all encumbrances and further relinquish all connections from the said properties forever.

**1.3. Acceptance of gift** - That the Donees through their lawful constituted Attorney also hereby accept the gift of the said undivided share as described in the schedule-B written hereunder and has on this day received exclusive possession of the same.

**1.4. Market Value** - That the present market value of the said undivided share as mentioned in the Schedule-B written hereunder being one-

half share of the Schedule- A property written hereunder is Rs.1,00,000/- (Rupees Rupees one lakh only).

**SCHEDULE -A ABOVE REFFERED TO**

[said Premises]

**ALL THAT** the piece or parcel of homestead land measuring about 3 cottah be the same a little more or less together with the brick built house standing thereon measuring 700 sq. ft. more or less comprising in Dag No. 535 and 536 under R.S. Khatian No. 70 corresponding to L.R. Khatian No. 71 under Mouza Sahapur, J.L No. 8, Touzi no. 93, 101, R.S. No. 179 formed out of Municipal Premises No. 189, Kabi Guru Sarani, P.S Behala, P.O. Sahapur, Kolkata 700038 within the limits of then South Suburban Municipality now Kolkata Municipal Corporation, Ward No. 118, Dist. 24 Parganas (South) and the said Property is butted and bounded in the manner as follows:-

ON THE NORTH : By 4" wide common passage  
ON THE SOUTH : By Property of Gopal Das  
ON THE EAST : By Property of Manju Bhunia  
ON THE WEST : By 16" wide K.M.C. Road

**SCHEDULE -B ABOVE REFFERED TO**

[said undivided share]

**ALL THAT** the undivided 1/24<sup>th</sup> share (1/48<sup>th</sup> each of the Donors) in the schedule-A property equivalent to land measuring about 2 chittack with existing structure measuring about 29 sq. ft. more or less together with undivided proportionate right and share in the common facilities and amenities with common user of inside passage together with all easement rights, liberties and appurtenances attached to the Schedule-A premises being situate at KMC Premises No. 189, Kabi Guru Sarani, P.S Behala, Kolkata 700038.



**IN WITNESS WHEREOF** the parties hereto have executed these presents on the 23<sup>rd</sup> day month and year first above written.

**SIGNED AND DELIVERED** by the  
withinnamed Donor in the presence of:

1) Sribalson Munshi.  
Alipore Judge Court-  
Kolkata - 700017.

2) Jaydeep Bhattacharya  
47, N. C. Das Road,  
Kot - 34

Sabyasachi Bhunia  
Vidyanthi Bhunia

**DONORS**

**SIGNED AND DELIVERED** by the  
Withinnamed Donees in the presence of :

1) Sribalson Munshi.

2) Jaydeep Bhattacharya  
47, N. C. Das Road  
Kot - 34

Sifora Choudhury.  
Tapam Bhunia  
Manas Ranjan Bhunia,  
Sasanka Ranjan Bhunia  
Gouti Bhunia.

**DONEES**

Drafted & Prepared by

  
**SAYANI BOSE**

**(Advocate)**

**F/1655/2018**

**High Court, at Calcutta**

|                                                                                   |            | Thumb                                                                             | 1 <sup>st</sup> Finger                                                            | Middle Finger                                                                      | Ring Finger                                                                         | Small Finger                                                                        |
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|  | left hand  |  |  |   |  |  |
|                                                                                   | right hand |  |  |  |  |  |

Name Vidyanth Bhunia  
 Signature V. Bhunia

|                                                                                    |            | Thumb                                                                               | 1 <sup>st</sup> Finger                                                              | Middle Finger                                                                        | Ring Finger                                                                           | Small Finger                                                                          |
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|                                                                                    | right hand |  |  |  |  |  |

Name SABYASACHI BHUNIA  
 Signature Sabyasachi Bhunia

|                                                                                     |            | Thumb                                                                               | 1 <sup>st</sup> Finger                                                              | Middle Finger                                                                        | Ring Finger                                                                           | Small Finger                                                                          |
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|                                                                                     | right hand |  |  |  |  |  |

Name GOUTAM BHUNIA  
 Signature Goutam Bhunia



|                                                                                   |            | Thumb                                                                             | 1st Finger                                                                        | Middle Finger                                                                      | Ring Finger                                                                         | Small Finger                                                                        |
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|                                                                                   | right hand |  |  |  |  |  |

Name Tapan Bhunia  
 Signature Tapan Bhunia

|                                                                                    |            | Thumb                                                                               | 1st Finger                                                                          | Middle Finger                                                                       | Ring Finger                                                                           | Small Finger                                                                          |
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|                                                                                    | right hand |  |  |  |  |  |

Name MANAS RANJAN BHUNIA  
 Signature Manas Ranjan Bhunia

|                                                                                     |            | Thumb                                                                               | 1st Finger                                                                          | Middle Finger                                                                        | Ring Finger                                                                           | Small Finger                                                                          |
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|                                                                                     | right hand |  |  |  |  |  |

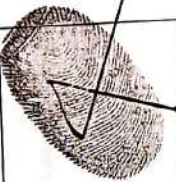
Name SASANKA RANJAN BHUNIA  
 Signature Sasanka Ranjan Bhunia

|                                                                                   |            | Thumb                                                                             | 1st Finger                                                                        | Middle Finger                                                                      | Ring Finger                                                                         | Small Finger                                                                        |
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|                                                                                   | right hand |  |  |   |  |  |

Name ...SIPRA CHAUDHURY  
 Signature ...Sipra Chaudhury

|                                                                                    |            | Thumb                                                                               | 1st Finger                                                                          | Middle Finger                                                                        | Ring Finger                                                                           | Small Finger                                                                          |
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|                                                                                    | right hand |  |  |  |  |  |

Name ...SRIBATSA MUNDA  
 Signature ...Sribatsa Munda

|       |            | Thumb                                                                               | 1st Finger | Middle Finger | Ring Finger | Small Finger |
|-------|------------|-------------------------------------------------------------------------------------|------------|---------------|-------------|--------------|
| PHOTO | left hand  |  |            |               |             |              |
|       | right hand |                                                                                     |            |               |             |              |

Name .....  
 Signature .....



## Major Information of the Deed

|                                                                               |                                                                                                                                          |                                                             |            |
|-------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------|------------|
| Deed No :                                                                     | I-1603-15533/2022                                                                                                                        | Date of Registration                                        | 27/09/2022 |
| Query No / Year                                                               | 1603-2002425044/2022                                                                                                                     | Office where deed is registered                             |            |
| Query Date                                                                    | 09/08/2022 10:23:28 PM                                                                                                                   | D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas |            |
| Applicant Name, Address & Other Details                                       | BIKRAM SARKAR<br>Thana : New Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700053, Mobile No. : 9564427789, Status :Advocate |                                                             |            |
| Transaction                                                                   | Additional Transaction                                                                                                                   |                                                             |            |
| [0204] Gift, Gift in f/o others except family members, Government, Local Body | [4305] Other than Immovable Property, Declaration [No of Declaration : 2]                                                                |                                                             |            |
| Set Forth value                                                               | Market Value                                                                                                                             |                                                             |            |
|                                                                               | Rs. 1,54,575/-                                                                                                                           |                                                             |            |
| Stampduty Paid(SD)                                                            | Registration Fee Paid                                                                                                                    |                                                             |            |
| Rs. 6,303/- (Article:33(ii))                                                  | Rs. 1,592/- (Article:A(1), E)                                                                                                            |                                                             |            |
| Remarks                                                                       | Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)                                           |                                                             |            |

### Land Details :

District: South 24-Parganas, P.S:- Behala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Kabi Guru Sarani, Mouza: Sahapur, Premises No: 189, , Ward No: 118 JI No: 108, Pin Code : 700038

| Sch No        | Plot Number     | Khatian Number | Land Use Proposed ROR | Area of Land | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details       |
|---------------|-----------------|----------------|-----------------------|--------------|-------------------------|-----------------------|---------------------|
| L1            | LR-535 (RS :- ) | LR-71          | Bastu                 | 2 Chatak     |                         | 1,35,000/-            | Property is on Road |
| Grand Total : |                 |                |                       | .2063Dec     | 0 /-                    | 1,35,000 /-           |                     |

### Structure Details :

| Sch No                                                                                                                                           | Structure Details | Area of Structure | Setforth Value (In Rs.) | Market value (In Rs.) | Other Details             |
|--------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|-------------------|-------------------------|-----------------------|---------------------------|
| S1                                                                                                                                               | On Land L1        | 29 Sq Ft.         | 0/-                     | 19,575/-              | Structure Type: Structure |
| Gr. Floor, Area of floor :29 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete |                   |                   |                         |                       |                           |
| Total :                                                                                                                                          |                   | 29 sq ft          | 0 /-                    | 19,575 /-             |                           |





**Donor Details :**

| Sl No | Name,Address,Photo,Finger print and Signature                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
|-------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1     | <b>Shri VIDYARTHI BHUNIA (Presentant)</b><br>Son of Late SWADESH RANJAN BHUNIA 32, Kabi Guru Sarani, City:- Not Specified, P.O:- SAHAPUR, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AOxxxxxx9N, Aadhaar No: 58xxxxxxx2591, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence                               |
| 2     | <b>Shri SBYASACHI BHUNIA</b><br>Son of Late SWADESH RANJAN BHUNIA Block/Sector: SAHAPUR YUBAK SANGHA CLUB, 32, Agarwala Garden Road, City:- Not Specified, P.O:- SAHAPUR, P.S:-Behala, District:-South24-Parganas, West Bengal, India, PIN:- 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BJxxxxxx8C, Aadhaar No: 84xxxxxxx4068, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence |

**Donee Details :**

| Sl No | Name,Address,Photo,Finger print and Signature                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|-------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1     | <b>Shri GOUTAM BHUNIA</b><br>Son of Shri HRIDAY BHUNIA 32, Kabi Guru Sarani, City:- , P.O:- SAHAPUR, P.S:-Behala, District:-South24-Parganas, West Bengal, India, PIN:- 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: Alxxxxxx8A, Aadhaar No: 50xxxxxxx0469, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence                                     |
| 2     | <b>Shri TAPAN BHUNIA</b><br>Son of Shri HRIDAY BHUNIA 32, Agarwala Garden Road, City:- , P.O:- SAHAPUR, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AGxxxxxx5L, Aadhaar No: 80xxxxxxx6196, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence                                 |
| 3     | <b>Shri MANAS RANJAN BHUNIA</b><br>Son of Late RAJENDRA NATH BHUNIA P-184, SENHATI COLONY, City:- , P.O:- BEHALA, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AExxxxxx8R, Aadhaar No: 36xxxxxxx9067, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence                |
| 4     | <b>Shri SASANKA RANJAN BHUNIA</b><br>Son of Late MONO RANJAN BHUNIA 32, Agarwala Garden Road, City:- , P.O:- SAHAPUR, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700038 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: ACxxxxxx3G, Aadhaar No: 48xxxxxxx3646, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence                   |
| 5     | <b>Smt SIPRA CHOWDHURY</b><br>Daughter of Late MONO RANJAN BHUNIA 11, KALI KUMAR MAJUMDER ROAD, SANTOSHPUR, City:- , P.O:- SANTOSHPUR, P.S:-Garia, District:-South 24-Parganas, West Bengal, India, PIN:- 700075 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BLxxxxxx9J, Aadhaar No: 74xxxxxxx3337, Status :Individual, Executed by: Self, Date of Execution: 23/09/2022<br>, Admitted by: Self, Date of Admission: 24/09/2022 ,Place : Pvt. Residence |





# Identifier Details :

| Name                                                                                                                                                                                        | Photo | Finger Print | Signature |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|--------------|-----------|
| <b>Mr SRIBATSA MUNDA</b><br>Son of Late SATISH MUNDA<br>ALIPORE JUDGES COURT, City:- , P.O:-<br>ALIPORE, P.S:-Alipore, District:-South 24-<br>Parganas, West Bengal, India, PIN:-<br>700027 |       |              |           |
| Identifier Of Shri VIDYARTHI BHUNIA, Shri SABYASACHI BHUNIA, Shri GOUTAM BHUNIA, Shri TAPAN BHUNIA, Shri MANAS RANJAN BHUNIA, Shri SASANKA RANJAN BHUNIA, Smt SIPRA CHOWDHURY               |       |              |           |

## Transfer of Land from Donor To Donee

| Sch No. | Donor Name             | Donee Name                 | Relationship of Donor and Donee (Within Family ?) | Transferred Area | Share in Market Value (In Rs.) |
|---------|------------------------|----------------------------|---------------------------------------------------|------------------|--------------------------------|
| L1      | Shri VIDYARTHI BHUNIA  | Shri GOUTAM BHUNIA         | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri VIDYARTHI BHUNIA  | Shri TAPAN BHUNIA          | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri VIDYARTHI BHUNIA  | Shri MANAS RANJAN BHUNIA   | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri VIDYARTHI BHUNIA  | Shri SASANKA RANJAN BHUNIA | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri VIDYARTHI BHUNIA  | Smt SIPRA CHOWDHURY        | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri SABYASACHI BHUNIA | Shri GOUTAM BHUNIA         | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri SABYASACHI BHUNIA | Shri TAPAN BHUNIA          | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri SABYASACHI BHUNIA | Shri MANAS RANJAN BHUNIA   | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri SABYASACHI BHUNIA | Shri SASANKA RANJAN BHUNIA | Y                                                 | 0.020625 Dec     | 13,500/-                       |
| L1      | Shri SABYASACHI BHUNIA | Smt SIPRA CHOWDHURY        | Y                                                 | 0.020625 Dec     | 13,500/-                       |

## Transfer of Structure from Donor To Donee

| Sch No. | Donor Name             | Donee Name                 | Relationship of Donor and Donee (Within Family ?) | Transferred Area | Share in Market Value (In Rs.) |
|---------|------------------------|----------------------------|---------------------------------------------------|------------------|--------------------------------|
| S1      | Shri VIDYARTHI BHUNIA  | Shri GOUTAM BHUNIA         | Y                                                 | 2.9 Sq Ft        | 1,958/-                        |
| S1      | Shri VIDYARTHI BHUNIA  | Shri TAPAN BHUNIA          | Y                                                 | 2.9 Sq Ft        | 1,958/-                        |
| S1      | Shri VIDYARTHI BHUNIA  | Shri MANAS RANJAN BHUNIA   | Y                                                 | 2.9 Sq Ft        | 1,958/-                        |
| S1      | Shri VIDYARTHI BHUNIA  | Shri SASANKA RANJAN BHUNIA | Y                                                 | 2.9 Sq Ft        | 1,958/-                        |
| S1      | Shri VIDYARTHI BHUNIA  | Smt SIPRA CHOWDHURY        | Y                                                 | 2.9 Sq Ft        | 1,958/-                        |
| S1      | Shri SABYASACHI BHUNIA | Shri GOUTAM BHUNIA         | Y                                                 | 2.9 Sq Ft        | 1,958/-                        |



|    |                        |                            |   |           |         |
|----|------------------------|----------------------------|---|-----------|---------|
| S1 | Shri Sabyasachi Bhunia | Shri Tapan Bhunia          | Y | 2.9 Sq Ft | 1,958/- |
| S1 | Shri Sabyasachi Bhunia | Shri Manas Ranjan Bhunia   | Y | 2.9 Sq Ft | 1,958/- |
| S1 | Shri Sabyasachi Bhunia | Shri Sasanka Ranjan Bhunia | Y | 2.9 Sq Ft | 1,958/- |
| S1 | Shri Sabyasachi Bhunia | Smt Sipra Chowdhury        | Y | 2.9 Sq Ft | 1,958/- |





On 29-08-2022

**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 1,54,575/- . Family Members amount Rs 1,54,575/-



Debasish Dhar  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - III SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 24-09-2022

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

Presented for registration at 15:45 hrs on 24-09-2022, at the Private residence by Shri VIDYARTHI BHUNIA , one of the Executants.

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

Execution is admitted on 24/09/2022 by 1. Shri VIDYARTHI BHUNIA, Son of Late SWADESH RANJAN BHUNIA, 32, Road: Kabi Guru Sarani, , P.O: SAHAPUR, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service, 2. Shri SABYASACHI BHUNIA, Son of Late SWADESH RANJAN BHUNIA, Sector: SAHAPUR YUBAK SANGHA CLUB, 32, Road: Agarwala Garden Road, , P.O: SAHAPUR, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service, 3. Shri GOUTAM BHUNIA, Son of Shri HRIDAY BHUNIA, 32, Road: Kabi Guru Sarani, , P.O: SAHAPUR, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service, 4. Shri TAPAN BHUNIA, Son of Shri HRIDAY BHUNIA, 32, Road: Agarwala Garden Road, , P.O: SAHAPUR, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service, 5. Shri MANAS RANJAN BHUNIA, Son of Late RAJENDRA NATH BHUNIA, P-184, SENHATI COLONY, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, by caste Hindu, by Profession Retired Person, 6. Shri SASANKA RANJAN BHUNIA, Son of Late MONO RANJAN BHUNIA, 32, Road: Agarwala Garden Road, , P.O: SAHAPUR, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Service, 7. Smt SIPRA CHOWDHURY, Daughter of Late MONO RANJAN BHUNIA, 11, KALI KUMAR MAJUMDER ROAD, SANTOSH PUR, P.O: SANTOSH PUR, Thana: Garia, , South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by Profession Service

Indetified by Mr SRIBATSA MUNDA, , Son of Late SATISH MUNDA, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate



Debasish Dhar  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - III SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 27-09-2022

**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 : 33 (ii) of Indian Stamp Act 1899.

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 1,592.00/- ( A(1) = Rs 1,546.00/- ,E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/- ) and Registration Fees paid by Cash Rs 32.00/-, by online = Rs 1,560/-  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 11/08/2022 10:43AM with Govt. Ref. No: 192022230095954651 on 11-08-2022, Amount Rs: 1,560/-, Bank:  
HDFC Bank ( HDFC0000014), Ref. No. 1868851055 on 11-08-2022, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 6,203/- and Stamp Duty paid by Stamp Rs 100.00/-,  
by online = Rs 6,203/-

**Description of Stamp**

1. Stamp: Type: Impressed, Serial no 5227, Amount: Rs.100.00/-, Date of Purchase: 05/08/2022, Vendor name:  
Subhankar Das

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 11/08/2022 10:43AM with Govt. Ref. No: 192022230095954651 on 11-08-2022, Amount Rs: 6,203/-, Bank:  
HDFC Bank ( HDFC0000014), Ref. No. 1868851055 on 11-08-2022, Head of Account 0030-02-103-003-02



**Debasish Dhar**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - III SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2022, Page from 542459 to 542480  
being No 160315533 for the year 2022.



*[Handwritten signature]*

Digitally signed by Debasish Dhar  
Date: 2022.11.03 16:32:43 +05:30  
Reason: Digital Signing of Deed.

(Debasish Dhar) 2022/11/03 04:32:43 PM  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS**  
**West Bengal.**

**(This document is digitally signed.)**

