

LL603

I-15165/2021
I-11727/2021



पि/पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL 3/1764917/21 60AB 861626

23/9/21

Certified that the document is admitted to registration. The signature sheet/sheets & the endorsement sheet/sheets attached with this document are the part of this document.

[Handwritten Signature]

Additional District Sub-Registrar
Rajarhat, New Town, North 24-Pgs

25 SEP 2021

22 NOV 2021

DEED OF EXCHANGE

1. Date: 23/9/2021
2. Nature of Document: Deed of Exchange.
3. Parties: Collectively the following, which will include their legal heirs, successors-in-interest:

Contd...

28350

NAME: WBH
 ADD: _____
 RE: _____
 16 SEP 2021
 SUTANJAN MAJHEP JEE
 228/101 Sankar Vardol
 E. C. Bhubli
 228/101 Sankar Vardol

195 SANKAR VARDOL
17/11

16 SEP 2021

16 SEP 2021

वैधता के अभाव में यह प्रमाण पत्र
 मान्यता प्राप्त नहीं है।
 इसके अभाव में कोई भी कार्य
 नहीं किया जा सकता है।

FOR YOU SA

1919 11/11



Identified by
 Sebastian Roy
 s/o. S.K. Roy
 167A, Mission Anchal.
 Kol-93

Additional District Sub-Registrar
 Raichhat, New Town, North 24 P.S.

25 SEP 2021

3.1 **FIRST PARTY** : WEST BENGAL HOUSING BOARD, (PAN - AAAJW0019K), a Statutory Body Corporate constituted under the West Bengal Housing Board Act, 1972 (Act XXXII of 1972) having its office at 105, S. N. Banerjee Road, Kolkata - 700 014 under Post Office Taltolla, Police Station Taltolla represented by its Authorized Signatory Mr. Krishna Majumder (PAN - AHUPM8829L and AADHAR No. 2475 7392 4724), son of Mr. Kartik Chandra Majumder working for gain at 105, S.N.Banerjee Road, Kolkata - 700 014 under Post Office Taltolla, Police Station Taltolla. hereinafter collectively called and referred to as the **FIRST PARTY** (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include its/their respective successors-in-office, executors, legal representatives, administrators and/or assigns etc.) of the **FIRST PART**.

3.2 **SECOND PARTY**: MD. ANISUR RAHAMAN (PAN - BFLPR3603D and AADHAR No. - 8364 4609 7778), son of Late Enayet Ali Mondal, by faith - Muslim, by occupation - Business, by Nationality & Citizenship - Indian, residing at Ghuni, Laskarpara, Post Office - Ghuni, Police Station - New Town, District - North 24 Parganas, Kolkata - 700157 hereinafter called and referred to as the **SECOND PARTY** (which terms and/or expressions shall unless excluded by or repugnant to the subject and/or context be deemed to mean and include his heirs, successors, executors, administrators, legal representatives, assigns etc.) of the **SECOND PART**.

4. **Subject Matter**: Exchange between:

4.1 All that piece and parcel of Shali land admeasuring 3.3 Decimals out of 6.6 decimals out of total 119 Decimals of land comprised in R.S/L.R. Dag No 288, L.R. Khatian No 1302, situated at Mouza Sulanguri, J.L No 22, Police Station Rajarhat, Addl District Sub

Registry Office- Rajarhat, New Town, under District – North - 24 Parganas which are more fully described in the **FIRST SCHEDULE** hereunder and hereinafter referred to as the "**FIRST PROPERTY**";

- 4.2 All that piece and parcel of Shali land admeasuring **2.48 Decimals** out of 17 decimals of land comprised in R.S/L.R. Dag No 301, L.R. Khatian No. 1223, 1224, 1933 and 1934, lying and situated at Mouza - Sulanguri, J.L No. 22, Police Station - Rajarhat, Addl District Sub Registry Office- Rajarhat, New Town, District – North 24 Parganas which are more fully described in the **SECOND SCHEDULE** hereunder and hereinafter referred to as the "**SECOND PROPERTY**";
- 4.3 Market Value: Amount of the Property are Ra. 20,06,100/-

5. **Background:**

- 5.1 By a Deed of Conveyance dated 09th May, 2008, the **First Party** has purchased All that piece and parcel of land measuring **6.6 decimals** more or less, out of 119 decimals of Sali Land in R.S/L.R. Dag No 288, L.R. Khatian No. 593 and 594 lying and situated at Mouza - Sulanguri, J.L No. 22, Police Station - Rajarhat, Addl District Sub Registry Office- Rajarhat, New Town, District – North 24 Parganas from Sri Babu Lal Verma son of Late Baij Nath Verma, which was registered in the office of the A.D.S.R Bidhannagar, and recorded in Book No I, C.D Volume No 9, Pages 10520-10533, Being No. 5992 for the year 2010 (hereafter called the **FIRST CONVEYANCE**) and thereafter recorded its name in the record of B.L.&L.R.O Rajarhat vide L.R Khatian No. 1302.
- 5.2 By virtue of the First Conveyance, the **First Party** is the sole and absolute Owner of the **FIRST PROPERTY** described in the **FIRST SCHEDULE** hereunder
- 5.3 The **Second Party** has represent the following about the purchase of Second Property:
- 5.4 One Sri Samar Bera and Smt Sumitra Chakraborty by a Deed of Sale dated 26.04.2006 jointly sold and transferred 1 Cottah and 8

Chittacks i.e. 2.48 decimals more or less out of 17 decimals of Sali Land in R.S/L.R. Dag No 301, lying and situated at Mouza - Sulanguri, J.L No. 22, Police Station - Rajarhat, Addl District Sub Registry Office Rajarhat, New Town, District - North 24 Parganas (hereinafter referred to as the "SAID LAND"), in favour of **Smt Sabita Ghosh**, wife of **Sri Biswanath Ghosh** and **Sri Biswanath Ghosh**, son of **Sri Swapan Ghosh** which was registered in the office of the A.D.S.R Bidhannagar and therein recorded in Book No I, Volume No 326, Pages 50 to 60, Being No 150405422 for the year 2006.

- 5.5 After purchased the Said Land, said **Smt Sabita Ghosh**, wife of **Sri Biswanath Ghosh** and **Sri Biswanath Ghosh**, son of **Sri Swapan Ghosh** duly recorded their names in the record of B.L.&.L.R.O Rajarhat vide L.R Khatian Nos. 1223 and 1224 respectively.
- 5.6 Thereafter, said **Smt Sabita Ghosh** and **Sri Biswanath Ghosh** by a Deed of Sale dated 26.09.2012 jointly sold, transferred and conveyed **2.48 decimals**, more or less out of 17 decimals lying and situated at Mouza - Sulanguri, J.L No. 22, comprising in R.S. & L.R. Dag No. 301 under L.R. Khatian Nos. 1223 and 1224 respectively, Police Station - Rajarhat, Addl District Sub Registry Office Rajarhat, New Town, District - North 24 Parganas to **Sri Madhu Bose**, son of **Late Sudhir Ranjan Bose** and **Smt Mahua Bose**, wife of **Sri Madhu Bose** which was registered in the office of the Additional Registrar of Assurances - II (ARA - II) Kolkata, and therein recorded in Book No I, CD Volume No 48, Pages 239 to 254, Being No 12051 for the year 2012.
- 5.7 By Deed of Sale dated 20.01.2020, the said **Sri Madhu Bose**, son of **Late Sudhir Ranjan Bose** and **Smt Mahua Bose**, wife of **Sri Madhu Bose** jointly sold and transferred **2.48 decimals**, more or less out of 17 decimals lying and situated at Mouza - Sulanguri, J.L No. 22, comprising in R.S. & L.R. Dag No. 301 under L.R. Khatian Nos. 1223 and 1224 respectively, Police Station - Rajarhat, Addl District Sub Registry Office Rajarhat, New Town, District - North 24 Parganas in favour of (1) **Md. Anisur Rahaman**, son of **Late Inayat Ali** ((the **Second Party** herein) and (2) **Karamal Haque**, son of **Late Jahurul**

Haque which was registered in the office of the Additional Registrar of Assurances -II (ARA - II), Kolkata, and therein recorded in Book No I, Volume No 1902-2020, Pages 17243 to 17277, Being No 324 for the year 2020 (hereafter called the **FIRST PURCHASE**).

- 5.8 By another "Bengali Sub Bikroy Kobala" dated 30th March.2021, written in Bengali, Md. Anisur Rahman (the **Second Party** herein) has also purchased **12 Chittacks** i.e. **1.24 decimals** more or less out of 17 decimals from the recorded owner (1) Sri Shuvonkar Halder son of Late Arjun Halder admeasuring **8 chittack** of Sali Land and (2) Sri Dipankar Halder son of Late Arjun Halder admeasuring **4 chittack** of Sali Land in R.S/L.R Dag No 301, L.R Khatian Nos. 1933 and 1934 lying and situated at Mouza - Sulanguri, J.L No 22 , Police Station - Rajarhat, Addl District Sub Registry Office- Rajarhat, New Town, District - North 24 Parganas, which was registered in the office of the A.D.S.R Rajarhat and therein recorded in Book No 1, Volume No 1523-2021, Pages 217084 to 217109, Being No 5050 of 2021 (hereafter called the **SECOND PURCHASE**).
- 5.9 The above **First Purchase** and the **Second Purchase** hereafter collectively called the **SECOND CONVEYANCE**.
- 5.10 By virtue of the **Second Conveyance**, the **Second Party** herein became the absolute owners and seized and possessed of the Shali land admeasuring **2.48 Decimals** out of 17 decimals of land comprised in R.S/L.R Dag No 301, L.R. Khatian Nos. 1223, 1224, 1933 and 1934 lying and situated at Mouza - Sulanguri, J.L No 22 , Police Station - Rajarhat, Addl District Sub Registry Office- Rajarhat, New Town, District - North 24 Parganas and hereinafter collectively called the **SECOND PROPERTY** described in the **SECOND SCHEDULE** hereunder.
- 5.11 Due to some problem with the **Second Property**, The **Second Party** had approached the **First Party** to exchange his **Second Property** with the **First Property** of the **First Party**.

5.12 The First Party has accepted the offer of the Second Party on the terms and conditions which are recorded hereunder.

6. Now This Deed Witnesses:

6.1 **Transfer by the First Party:** The First Party does hereby transfer the ownership of the First Property to the Second Party, absolutely and forever, free from all encumbrances of whatsoever nature or kind .

6.2 **Transfer by the Second Party:** The Second Party do hereby transfer the ownership of the Second Property to the First Party, absolutely and forever, free from all encumbrances of whatsoever nature or kind.

6.3 **Release and Relinquishment:** The First Party and the Second Party do hereby release and relinquish their respective right, title and/or interest in the First Property and the Second Property in favour of the each other.

6.4 **Exchange:** The transfer of the First Property and the Second Property being effected by this Deed of Exchange is absolute, irreversible and forever and is an "Exchange" within the meaning of the Transfer of Property Act, 1882.

6.5 **Have and Hold:** The First Party will be the sole and absolute owner of the Second Property and the Second Party shall be the sole and absolute owner of the First Property in exclusion of all others and the Parties shall have, hold and enjoy their respective Property without any interference from the other Party.

6.6 **Further documentations:** At all times in future, the First Party and the Second Party shall, at the request and cost of the other, execute such further or other deeds and/or documents that may be required for perfecting or bettering their respective titles.

6.7 **Registration Expenses:** First Party shall bear and pay all duties, fees, costs and expenses related to the registration of this Deed. This

Deed of Exchange is being executed and registered in the original and the First Party shall retain the original.

THE FIRST SCHEDULE ABOVE REFERRED TO:

(THE FIRST PROPERTY)

(LAND OF THE FIRST PARTY HEREBY EXCHANGED WITH THE SECOND PARTY)

ALL THAT piece and parcel of Sali land admeasuring in aggregate 3.3 Decimals out of 6.6 decimals out of total 119 Decimals of land comprised in R.S/L.R. Dag No 288, L.R. Khatian No 1302, lying and situate at Mouza - Sulanguri, J.L. No. 22, within the limit of Jyangra Hatiara Gram Panchayat, Police Station- Rajarhat, Additional District Sub-Registry Office Rajarhat, New Town, District - North 24 Parganas, together with all easement right. which is shown and/or delineated in "GREEN" Border Lines in the Map/Plan attached hereto, which shall be treated as indivisible part of this Deed. which is butted and bounded as follows:

NORTH : Land under Dag No. 288(P).
 SOUTH : Land under Dag No. 288(P).
 EAST : Land under Dag No. 288(P).
 WEST : 12' -0" Wide Passage & Land under Dag No. 288(P).

PARTICULARS OF LAND AND DEED OF CONVEYANCES RELATED THERETO:

Sl. No	R.S. /L.R. Dag No.	L.R. Khatian No.	Area (in Decimal)	Deed No. and Year	Registry Office	Area (in Dec) exchange with the Second Party
1	288	593, 594	6.6	5592/2010	A.D.S.R. Bidhannagar (Salt Lake City',	3.3
					Total	3.3

THE SECOND SCHEDULE ABOVE REFERRED TO:
(THE SECOND PROPERTY)
(LAND OF THE SECOND PARTY HEREBY EXCHANGED WITH THE FIRST PARTY)

ALL THAT piece and parcel of Sali land admeasuring **2.48 decimals** out of 17 decimals of land, comprised in **R.S./L.R. Dag No 301**, L.R. Khatian Nos. 1223, 1224, 1933 and 1934, lying and situate at **Mouza - Sulanguri**, J.L. No. 22, within the limit of **Jyang Hatlara Gram Panchayat**, Police Station- **Rajarhat**, Additional District Sub-Registry Office **Rajarhat, New Town**, District - North 24 Parganas, together with all easement rights which is shown and/or delineated in "RED" Border Lines in the Map/Plan attached hereto, which shall be treated as indivisible part of this Deed. which is abutted and bounded as follows:

NORTH : Land under Dag No. 301(P).
 SOUTH : Land under Dag No. 302(P).
 EAST : Land under Dag No. 300(P).
 WEST : Land under Dag No. 295(P).

PARTICULARS OF LAND AND DEED OF CONVEYANCES RELATED THERETO:

Sl. No	R.S. /L.R. Dag No.	L.R. Khatian No.	Area (in Decimal)	Deed No. and Year	Registry Office	Area (in Dec) exchange with the Second Party
1	301	1223	1.24	324/2020	A.R.A II, Kolkata	0.52
		1224	1.24			0.62
2	301	1933	0.41	5050/2021	A.D.S.R, Rajarhat	0.41
		1934	0.83			0.83
					Total	2.48

7. Execution and delivery: In witness whereof, the Parties have executed these presents at Kolkata on the Date.

SIGNED SEALED AND DELIVERED by

the Parties in presence of:-

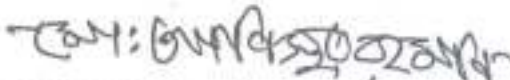
WITNESSES

1. Kanchan Basak
Ecospace
Rajarhat
Kolkata - 700160


Kanungo
West Bengal Housing Board

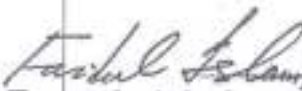
.....
Signature of the First Party

2. Gopal Mondal
18, Dum Dum Road,
Kolkata - 70020.


.....

Signature of the Second Party

DRAFTED BY:


Advocate
Faridul Islam
ADVOCATE
District Judges Court
Barasat, North 24 Pgs

Regn No. - WB/1743/2011

SITE PLAN OF R.S/L.R.DAG NO-288.R.S.KH.NO-
L.R.KHATIAN.NO-1302. AT MOUZA- SULANGARI.J.L.
NO-22,P.S.- RAJARHAT.DIST. NORTH 24 PARGANAS.
UNDER - JYANGRA-HATIARA NO-2 GRAM PANCHAYET..

RECIVER- (SECOND PARTY),

MD. ANISUR RAHAMAN,

GIVER- (FIRST PARTY),

WEST BENGAL HOUSING BOARD

LAND AREA - 3.30 DECIMAL(M/L).



SECOND PARTIES SIGNATURE

(Signature)
 Kanungo
 West Bengal Housing Board

FIRST PARTIES SIGNATURE

(Signature)
 5/9/24
 MD. SAGIRUDDIN MOLLA
 (Civil Engineer)
 Ghuni, New Town, Kol-157

COPIED BY

SITE PLAN OF R.S./L.R.DAG NO-301.R.S,KH.NO-31,L.R.KHA.NO-1223,1224,1933,1934.AT MOUZA-SULANGARI,J.L.NO-22,P.S.- RAJARHAT.DISTRICT NORTH 24 PARGANAS.UNDER-JYANGRA-HATIARA NO-2 GRAM PANCHAYET..

RECIVER (FIRST PARTY).

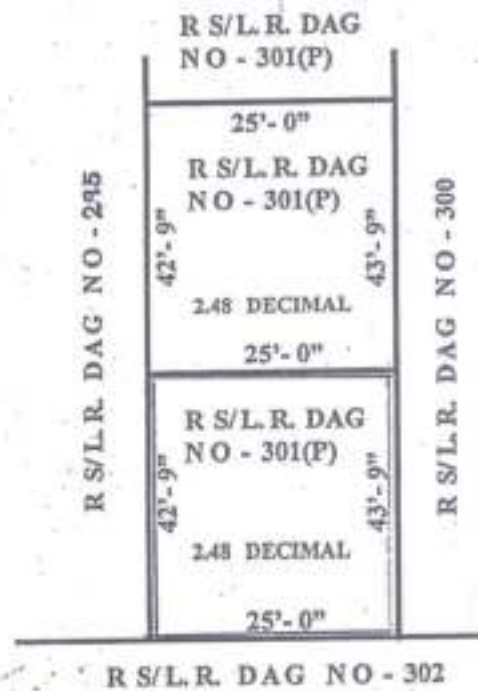
WEST BENGAL HOUSING BOARD


GIVER (SECOND PARTY).

MD. ANISUR RAHAMAN.

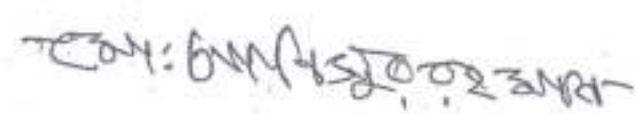
LAND AREA - 2.48 DECIMAL.(M/L).


N
SCALE-20'=1 in




Kanungo
West Bengal Housing Board

FIRST PARTIES SIGNATURE


SECOND PARTIES SIGNATURE


5/5/24
MD. SAGIRUDDIN MOLLA
(Civil Engineer)
Ghuni, New Town, Kol-157

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Govt. of West Bengal
Directorate of Registration & Stamp Revenue
GRIPS eChallan

GRN Details

GRN: 192021220078324581 Payment Mode: Online Payment
GRN Date: 14/09/2021 16:48:47 Bank/Gateway: AXIS Bank
BRN : 709459178 BRN Date: 15/09/2021 00:09:00
Payment Status: Successful Payment Ref. No: 3001764917/6/2021
[Query No*/Query Year]

Depositor Details

Depositor's Name: WEST BENGAL HOUSING BOARD
Address: 105 S N BANERJEE ROAD KOLKATA 14
Mobile: 9903992578
Contact No: 40406060
Depositor Status: Buyer/Claimants
Query No: 3001764917
Applicant's Name: Mr GOPAL MONDAL
Identification No: 3001764917/6/2021
Remarks: Exchange, Exchange Payment No 6

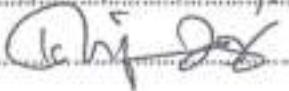
Payment Details


Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	3001764917/6/2021	Property Registration/Stamp duty	0030-02-103-003-02	40115
2	3001764917/6/2021	Property Registration- Registration Fees	0030-03-104-001-16	13379
			Total	53494

IN WORDS: FIFTY THREE THOUSAND FOUR HUNDRED NINETY FOUR ONLY.

	Left Hand					
	Right Hand					











Name: KRISHNA MAJUMDER

Signature: 

	Left Hand					
	Right Hand					

Name: 

Signature: 

PHOTO	Left Hand					
	Right Hand					

Name:

Signature:

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

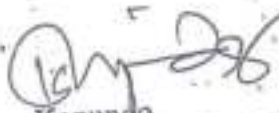
WEST BENGAL HOUSING BOARD

07/05/1972

Permanent Account Number

AAAJW0019K

Signature


Kanungo
West Bengal Housing Board

प्राचीन सेवा संख्या / PERMANENT ACCOUNT NUMBER
ANUPM8829L

NAME
KRISHNA MAJUMDER

NAME BY THE FATHER'S NAME
KARTICK CHANDRA MAJUMDER

DATE OF BIRTH
24-03-1971

SIGNATURE
Krishna Majumder

COMMISSIONER OF INLAND REVENUE

108



Prakash



ভারত সরকার



ভারত সরকার ন্যা. ডি. Equipment No. 12-680092/4255

To
 শ্রী ক্রমা
 Krishna Maunder
 Mr. Krishna Chandra Maunder
 30 PURSADRI CO-OP. HAWELAS SOCIETY LTD
 P. S. 3RD TOWNSHIP
 Panchasara
 Panchasara
 Circle Avenue Kolkata
 West Bengal 700094
 9831490033

15/07/2018 04:00:01



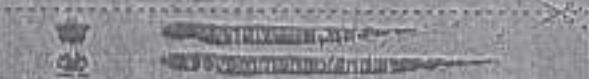
MA334063512RT



আমার আধার নম্বর / Your Aadhaar No

2475 7392 4724

আমার আধার, আমার পরিচয়



শ্রী ক্রমা
 Krishna Maunder
 30 PURSADRI CO-OP. HAWELAS SOCIETY LTD
 P. S. 3RD TOWNSHIP
 Panchasara



2475 7392 4724

আমার আধার, আমার পরিচয়

Handwritten signature

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
 Permanent Account Number Card
BFLPR3601D




नाम / Name
MD ANISUR RAHAMAN

पिता का नाम / Father's Name
ENAYET ALI MONDAL

जन्म तिथि / Date of Birth
04/10/1972

हस्ताक्षर / Signature

ESR02

आयकर विभाग, मुंबई

If this card is lost, please kindly inform / return to
 Income Tax PAN Services Unit, UT/ITD,
 Plot No. 3, Sector 11, CBD Belapur,
 New Mumbai - 400 614.

यह कार्ड खोने या नष्ट होने पर कृपया सूचित करें / लौटा दें।
 आयकर विभाग, मुंबई।
 प्लॉट नं. 3, सेक्टर 11, सीडीबी बेलपुर,
 नई मुंबई - 400 614।

आयकर विभाग, भारत
Income Tax Services
केंद्र, मुंबई
18001801201



भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

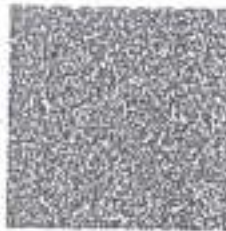
Enrolment No.: 2906/00153/00200

Download Date: 19/11/2020

To
Md. Anisur Rahman
C/O: Enayet Ali Mondal
GHUNI, LASKAR PARA
P.O- GHUNI
P.S- NEW TOWN
Hatlara
Hatlara
North 24 Parganas West Bengal - 700157
9830827294

Issue Date: 19/10/2020

Signature valid



आपका आधार क्रमांक / Your Aadhaar No. :

8364 4609 7778

VID : 9179 4255 4562 7800

मेरा आधार, मेरी पहचान



Download Date: 19/11/2020



Md. Anisur Rahman
Date of Birth/DOB: 04/10/1972
Male/ MALE

Issue Date: 19/10/2020

8364 4609 7778

VID : 9179 4255 4562 7800

मेरा आधार, मेरी पहचान

कॉम: बनविसुदु ठर कान


 শাসন সরকার
 GOVERNMENT OF INDIA



দেবানু রায়
 Debansu Roy
 পিতা : সারজ কুমার রায়
 Father : SAROJ KUMAR ROY
 জন্ম তারিখ / Year of Birth : 1972
 গুণ / Sex : Male

8298 3551 5555

আধার - সাধারণ মানুষের অধিকার


 ভারতীয় পরিচয় পরিষদ প্রাধিকরণ
 UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা
 167A MISSION ANCHAL,
 SATBIGHA, Pura Purnia,
 পুরনো কোসাল, কলকাতা,
 700093

Address:
 167A MISSION ANCHAL,
 SATBIGHA, Pura Purnia,
 S.O. Pura Purnia, Kosala,
 West Bengal 700093

 1800 303 3030
  uidai@uidai.gov.in
  www.uidai.gov.in
  <https://qr.uidai.gov.in>

Debansu Roy

Major Information of the Deed

Deed No. :	I-1523-15165/2021	Date of Registration :	02/11/2021
Query No / Year	1523-3001764917/2021	Office where deed is registered	
Query Date	10/09/2021 5:58:48 PM	1523-3001764917/2C21	
Applicant Name, Address & Other Details	GOPAL MONDAL 18, DUM DUM ROAD, Thana : Chitpur, District : North 24-Parganas, WEST BENGAL, PIN - 700030, Mobile No. : 8335977648, Status :Others		
Transaction	Additional Transaction		
[0601] Exchange, Exchange	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth Value	Market Value		
Rs. 5/-	Rs. 20,06,100/-		
Stamp duty/Paid (SD)	Registration Fee Paid		
Rs. 40,125/- (Article:31)	Rs. 13,379/- (Article:A(1), E)		
Remarks	M.V. of the property of Greatest Value Rs 13,36,500/-		




Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: JANGRAHATIARA-II, Mouza: S.Janguri, JI No: 22, Pin Code : 700157



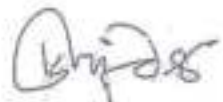


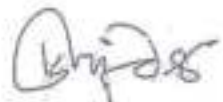


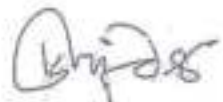
Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-288 (RS :-)	LR-1302	Bastu	Shali	3.3 Dec	1/-	13,36,500/-	Width of Approach Road: 12 Ft., Adjacent to Metal Road,
L2	LR-301 (RS :-)	LR-1223	Bastu	Shali	0.62 Dec	1/-	1,67,400/-	
L3	LR-301 (RS :-)	LR-1224	Bastu	Shali	0.62 Dec	1/-	1,67,400/-	
L4	LR-301 (RS :-)	LR-1933	Bastu	Shali	0.41 Dec	1/-	1,10,700/-	
L5	LR-301 (RS :-)	LR-1934	Bastu	Shali	0.83 Dec	1/-	2,24,100/-	
		TOTAL :			5.78Dec	5 /-	20,06,100 /-	
		Grand Total :			5.78Dec	5 /-	20,06,100 /-	

Parties to Exchange Details :

S No	Name, Address, Photo, Finger print and Signature
1	WEST BENGAL HOUSING BOARD 105, S N BANERJEE ROAD, City:- Kolkata, P.O:- TALTOLA, P.S:-Taltola, District:-Kolkata, West Bengal, India, PIN:- 700014 , PAN No.:: AAxxxxxx9K,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative

Name	Photo	Finger Print	Signature
Md ANISUR RAHAMAN Sor of Late ENAYET ALI MONDAL Executed by: Self, Date of Execution: 23/09/2021 , Admitted by: Self, Date of Admission: 23/09/2021 ,Place : Office			
23/09/2021	LTI 23/09/2021	23/09/2021	
, GHUNI, LASKARPARA, City:- Kolkata, P.O:- GHUNI, P.S:-New Town, District:-North24-Parganas, West Bengal, India, PIN:- 700157 Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, PAN No.:: BFxxxxxx3D, Aadhaar No: 83xxxxxxxx7778, Status :Individual, Executed by: Self, Date of Execution: 23/09/2021 , Admitted by: Self, Date of Admission: 23/09/2021 ,Place : Office			

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature															
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> KRISHNA MAJUMDER (Presentant) Son of KARTIK CHANDRA MAJUMDER Date of Execution - 23/09/2021, , Admitted by: Self, Date of Admission: 23/09/2021, Place of Admission of Execution: Office </td> <td>  </td> <td>  </td> <td>  </td> </tr> <tr> <td>Sep 23 2021 3:48PM</td> <td>LTI 23/09/2021</td> <td>23/09/2021</td> </tr> <tr> <td colspan="4"> , 105. S N BANERJEE ROAD, City:- Kolkata, P.O:- TALTOLA, P.S:-Taltola, District:-Kolkata, West Bengal, India, PIN:- 700014, Sex: Male, By Caste: Hindu, Occupation: Serv.ce, Citizen of: India, , PAN No.:: AHxxxxxx9L,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : WEST BENGAL HOUSING BOARD (as Authorised Signatory) </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	KRISHNA MAJUMDER (Presentant) Son of KARTIK CHANDRA MAJUMDER Date of Execution - 23/09/2021, , Admitted by: Self, Date of Admission: 23/09/2021, Place of Admission of Execution: Office				Sep 23 2021 3:48PM	LTI 23/09/2021	23/09/2021	, 105. S N BANERJEE ROAD, City:- Kolkata, P.O:- TALTOLA, P.S:-Taltola, District:-Kolkata, West Bengal, India, PIN:- 700014, Sex: Male, By Caste: Hindu, Occupation: Serv.ce, Citizen of: India, , PAN No.:: AHxxxxxx9L,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : WEST BENGAL HOUSING BOARD (as Authorised Signatory)			
Name	Photo	Finger Print	Signature													
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, 105. S N BANERJEE ROAD, City:- Kolkata, P.O:- TALTOLA, P.S:-Taltola, District:-Kolkata, West Bengal, India, PIN:- 700014, Sex: Male, By Caste: Hindu, Occupation: Serv.ce, Citizen of: India, , PAN No.:: AHxxxxxx9L,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : WEST BENGAL HOUSING BOARD (as Authorised Signatory)																

Identifier Details :

Name	Photo	Finger Print	Signature
DEBASISH ROY Son of Late SAROJ KUMAR ROY 167A, MISSION ANCHAL PURBA PUTIARY, City:- Kolkata, P.O:- PURBA PUTIARY, P.S:-Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700095			
23/09/2021	23/09/2021	23/09/2021	
Identifier Of Md ANISUR RAHAMAN, KRISHNA MAJUMDER			

Share of Property After Exchange

Sch No	Name of the Donor of Settlement	Party Number	Transferred Area	Transferred Area (in %)	Share in Market Value (In Rs.)
L1	Md ANISUR RAHAMAN	2	3.3 Dec	3.3 Dec	13,36,500/-
L2	WEST BENGAL HOUSING BOARD	1	0.62 Dec	0.62 Dec	1,67,400/-
L3	WEST BENGAL HOUSING BOARD	1	0.62 Dec	0.62 Dec	1,67,400/-
L4	WEST BENGAL HOUSING BOARD	1	0.41 Dec	0.41 Dec	1,10,700/-
L5	WEST BENGAL HOUSING BOARD	1	0.83 Dec	0.83 Dec	2,24,100/-

Land Details as per Land Record

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: JANGRAHATIARA-II, Mouza: Sulanguri, JI No: 22, Pin Code : 700*57

Sch No	Plot & Khatian Number	Details of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 288, LR Khatian No - 1302		Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 301, LR Khatian No:- 1223		Seller is not the recorded Owner as per Applicant.
L3	LR Plot No:- 301, LR Khatian No:- 1224		Seller is not the recorded Owner as per Applicant.
L4	LR Plot No:- 301, LR Khatian No:- 1933		Seller is not the recorded Owner as per Applicant.
L5	LR Plot No:- 301, LR Khatian No:- 1934		Seller is not the recorded Owner as per Applicant.

On 10-09-2021

Certificate of Market Value (WB PUVA rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 20,06,100/-, MV of the property of Greatest Value Rs 13,36,500/-



Sanjoy Basak
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
North 24-Parganas, West Bengal

On 23-09-2021

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

Presented for registration at 15:29 hrs on 23-09-2021, at the Office of the A.D.S.R. RAJARHAT by KRISHNA MAJUMDER ..

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

Execution is admitted on 23/09/2021 by Md ANISUR RAHAMAN, Son of Late ENAYET ALI MONDAL, , GHUNI, LASKARPARA, P.O: GHUNI, Thana: New Town, , City/Town: KOLKATA, North 24-Parganas WEST BENGAL, India, PIN - 700157, by caste Muslim, by Profession Business

Identified by DEBASISH ROY, , , Son of Late SAROJ KUMAR ROY, 167A, MISSION ANCHAL PURBA PUTIARY, P.O: PURBA PUTIARY, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700093, by caste Hindu, by profession Service

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

Execution is admitted on 23-09-2021 by KRISHNA MAJUMDER, Authorised Signatory, WEST BENGAL HOUSING BOARD, 105, S N BANERJEE ROAD, City:- Kolkata, P.O:- TALTOLA, P.S:-Taltola, District:-Kolkata, West Bengal, India PIN:- 700014

Identified by DEBASISH ROY, , , Son of Late SAROJ KUMAR ROY, 167A, MISSION ANCHAL PURBA PUTIARY, P.O: PURBA PUTIARY, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700093, by caste Hindu, by profession Service

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 13,379/- (A(1) = Rs 13,365/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 13,379/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 15/09/2021 12:00AM with Govt. Ref. No: 192021220078324581 on 14-09-2021, Amount Rs: 13,379/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 709459178 on 15-09-2021, Head of Account-0030-03-104-001-18

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 40,115/- and Stamp Duty paid by Stamp Rs online = Rs 40,115/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 78350, Amount: Rs.10/-, Date of Purchase: 16/09/2021, Vendor name: Smukherjee

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. t

Online on 15/09/2021 12:00AM with Govt. Ref. No: 192021220078324581 on 14-09-2021, Amount Rs: 40,115
AXIS Bank (UTIE0000005), Ref. No. 709459178 on 15-09-2021, Head of Account 3030-02-103-003-02

Basak

Sanjoy Basak
ADDITIONAL DISTRICT SUB-REGIS
OFFICE OF THE A.D.S.R. RAJARI
North 24-Parganas, West Bengal

On 02/11/2021

Certificate of Admissibility (Rule 43, W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number of Indian Stamp Act 1899.

Basak

Sanjoy Basak
ADDITIONAL DISTRICT SUB-REGIS
OFFICE OF THE A.D.S.R. RAJARI
North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1523-2021, Page from 564049 to 564074
being No 152315165 for the year 2021.



Digitally signed by SANJOY BASAK
Date: 2021.11.02 14:24:11 +05:30
Reason: Digital Signing of Deed.

Basak

(Sanjoy Basak) 2021/11/02 02:24:11 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
West Bengal.

(This document is digitally signed.)