

03556/23

I-03445/23

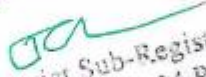


Q-2744783/23

पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL

AP 226609

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


District Sub-Registrar-V
Alipore, South 24 Parganas

06 NOV 2023
~~06 OCT 2023~~

06 OCT 2023

DEED OF CONVEYANCE

- Date:** This Indenture is made on this the 06th Day of November, 2023, (Two Thousand And Twenty-Three).
- Nature of Document:** Deed of Conveyance.

24092

25 APR 2023

No..... ₹100/- Date.....
Name Amitabha Ray
..... Advocate
Address : ALIPORE POLICE COURT
..... Kolkata - 700027
Vendor :
Alipore Collectorate, 24 Pgs. (South)
SUBHANKAR DAS
STAMP VENDOR
Alipore Police Court, Kol-27

Hangraj Singh
C/o Binay Kumar Singh
Upperkulti, Bohal,
Kulfi, Pashim
Bardhaman.
PIN : 713343.



DISTRICT SUB REGISTRAR -V
SOUTH 24 PGS., ALIPORE
- 6 NOV 2023

3. Parties:

3.1 **MOSLEM MOLLA** (AADHAAR NO. 8288 1358 1585), Son of Late Lutfar Ali Molla, by Occupation Cultivation, by faith Muslim, by Nationality Indian, resident of: Matiagacha, P.O.- Matiagacha, P.S.- Rajarhat, District- North 24 Parganas, West Bengal - 700135, hereinafter called and referred to as the "**OWNER/VENDOR**" (which term and expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, executors, administrators, legal representatives, and assigns) of the **FIRST PART**.

3.2 **MR. AMIT GHOSH**, [PAN- AHNPG7172P], (AADHAAR NO. 981304177819), son of Sri Tapan Ghosh, by faith Hindu, by Nationality Indian, by occupation- Business, residing at: Village- Khariberia, Post Office & Police Station- Bishnupur, District- South 24 Parganas, Pin- 743503, hereinafter called and referred to as the **PURCHASER**, (which term and expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include her respective heirs, executors, administrators, legal representatives, and assigns) of the **SECOND PART**.

WHEREAS one Riyat Ali Molla was the RS recorded owner of **59 decimals** landed property, i.e., **31 decimals** comprised in R.S. & L.R. Dag No- 864, **26 decimals** comprised in R.S. & L.R. Dag No- 865, & **2 decimals** comprised in R.S. & L.R. Dag No- 866, appertaining to R. S. Khatian No.-771, corresponding to LR Khatian No. 1234, in Mouza- Hatishala, J. L. No. 09, under Police Station Bhangore now Kolkata Leather Complex (K. L. C.) District 24 Parganas (S).

AND WHEREAS said Riyat Ali Molla died intestate leaving behind his Two sons namely Kasem Molla, Akbar Ali Molla, and two daughters namely Monoara Bibi, & Anoara Bibi.

AND WHEREAS by virtue of inheritance said Anoara Bibi became the absolute owner of **9.83 decimals** landed property i.e., **5.17 decimals** comprised in R.S. & L.R. Dag No- 864, **4.33 decimals** comprised in R.S. & L.R. Dag No- 865, & **0.33 decimals** comprised in R.S. & L.R. Dag No- 866, appertaining to R. S. Khatian No.-771, corresponding to LR Khatian No. 1234, in Mouza-Hatishala, J. L. No. 09, under Police Station Bhangore now Kolkata Leather Complex (K. L. C.) District 24 Parganas (S).

AND WHEREAS said Anoara Bibi, daughter of late Riyat Ali Molla, while being sized and possessed of the aforesaid property died intestate leaving behind his husband namely Moslem Molla, five sons namely Nijam Ali Molla, Mujam Ali Molla, Samad Ali Molla, Iman Ali Molla & Aktar Ali Molla and three daughters namely Muslima Bibi, Aklima Bibi & Serina Bibi, they jointly inherit all the property and became owner & occupier as per the provision of Mohammedan Law.

AND WHEREAS by virtue of inheritance said Moslem Molla, S/o Late Lutfar Ali Molla, became the owner and occupier of **1.22 decimals** landed property i.e., **0.64 decimals** comprised in R.S. & L.R. Dag No- 864, **0.54 decimals** comprised in R.S. & L.R. Dag No- 865, & **0.04 decimals** comprised in R.S. & L.R. Dag No- 866, appertaining to R. S. Khatian No.- 771, corresponding to LR Khatian No. 1234, in Mouza-Hatishala, J. L. No.

09, under Police Station Bhangore now Kolkata Leather Complex (K. L. C.) District 24 Parganas (S).

AND WHEREAS saleable area of Vendor *Moslem Molla* is **1.22 decimals** landed property i.e., **0.64 decimals** comprised in R.S. & L.R. Dag No- 864, **0.54 decimals** comprised in R.S. & L.R. Dag No- 865, & **0.04 decimals** comprised in R.S. & L.R. Dag No- 866; **Total saleable area is 1.22 decimals.**

SALEABLE AREA OF	DAG	AREA (DEC)
Moslem Molla	864	0.64
	865	0.54
	866	0.04
TOTAL AREA		1.22

NOW THIS INDENTURE WITNESSETH THAT in consideration of total sum of **Rs. 1,48,000/- (Rupees One Lac Forty-Eight Thousand only)** to be true and lawful money of the Union of India well and truly paid by the Purchaser to the Vendor at or before the execution of these presents (the receipt whereof the Vendor doth hereby admit and acknowledge as per Memo of Consideration hereunder written and to have been received and from the same and every part thereof and doth hereby acquit, release and forever discharge the purchaser as well as the undivided share or interest into and over the property hereby conveyed) the Vendor do hereby grant, transfer, convey, sell, assign and assure to and unto and in favour of the Purchaser **ALL THAT** demarcated plot of land measuring a total area of

1.22 decimals, more fully and elaborately described in the schedule hereunder together with all sorts of easement right over the ways paths, passages, advantages and benefits whatsoever to the said property belonging to or in anywise appertaining thereto or reputed to belong or be appurtenant thereto and the reversion or reversions remainder or remainders and all the rents issues and profits thereof and every part thereof together with all other ways paths passages sewers advantages and appurtenance whatsoever to the said property and all the deeds pattahs muniments documents writings and other evidences of title exclusively relating to the said property which is now are or in the custody/possession and control of the Vendor or which the Vendor can procure without any suit or action AND all the estate right title interest property claim and demand whatsoever of the said Vendor into or upon the said property and every part or portion thereof TO HAVE AND TO HOLD the said property hereby granted, sold, transferred, conveyed, assigned and assured, or expressed or intended so to be with all rights benefits easements and appurtenances thereto unto and to the use of the Purchaser herein absolutely and forever SUBJECT HOWEVER to the purchaser making payment of the rents/taxes AND free and clear and freely and clearly and absolutely acquitted exonerated and released or otherwise well and sufficiently indemnified from against all manner of estate claim charges lien attachments and encumbrances created made done executed or suffered by the Vendor AND the Vendor doth hereby further covenant with the purchaser herein that the said owner and all the persons claiming through under or in trust for the Vendor shall and will from time to time and all materials times hereafter and at the request and cost of the purchaser herein make do execute or cause to be made done and executed all such further

and other lawful acts deeds matters and things whatsoever for further better and more perfectly assuring the said property hereby sold transferred conveyed and granted or expressed or intended so to be unto and to the use of the purchaser herein in the manner as aforesaid.

THE VENDOR DO HEREBY COVENANT WITH THE PURCHASER AS FOLLOWS:

1. THAT notwithstanding any act deed matter or thing whereby the Vendor done or executed or knowingly suffered to the contrary the Vendor herein is now lawfully and rightfully and absolutely seized and possessed of and/or otherwise well and sufficiently entitled to the said property and every part and portion thereof hereby granted sold conveyed transferred assigned and assured unto and to the use of the purchaser herein in the manner as aforesaid for a perfect and indefeasible estate of inheritance without any manner or condition or other things whatsoever or howsoever to alter defeat encumber or make void the same.
2. AND THAT notwithstanding any act deed or thing whatsoever or howsoever done as aforesaid the Vendor has now full right power and absolute authority to grant sell, convey, transfer, assign, and assure the said property and all other benefits and right hereby granted sold conveyed transferred assigned and assured unto and to the use of the purchaser herein in the manner as aforesaid according to the true intent and meanings of these presents.

3. AND THAT the purchaser herein shall and may from time to time and at material times hereafter peaceably and quietly hold possess use and enjoy the said property hereby granted sold, conveyed, transferred assigned and assured or expressed or intended so to be unto and to receive all the rents issues and profits thereof without any lawful hindrance eviction interruptions disturbances claims and demands whatsoever or howsoever from time to time or by the Vendor herein or any person or persons having lawfully or equitably claiming from under or in trust for the Vendor.

4. AND THAT the said property hereby granted sold, conveyed, transferred assigned and assured or expressed or intended so to be and each and every part thereof are now free from all claims, demands, encumbrances lien lis-pendens attachments made or suffered by the Vendor or any person or persons having or lawfully claiming any estate or interest therein from under or in trust for the Vendor.

5. AND FURTHER THAT the Vendor all the persons having or lawfully or rightfully claiming any estate or interest in the said property or any part or portion thereof from under or in trust for the Vendor herein shall and will from time to time and all material times hereafter and at the like request and at the cost of the purchaser herein make do and execute or cause to be done made and executed all such further and other lawful acts deeds matters and things whatsoever for further better and more perfectly assuring the said property and all other benefits and rights and every part or portion

thereof hereby granted sold , conveyed transferred assigned and assured unto and to the use of the purchaser herein in manner as aforesaid as shall or may be reasonably required by the purchaser.

6. AND FURTHERMORE THAT the Vendor and all his successors in interest executors and administrators shall at all time hereafter indemnify and keep indemnified the purchaser, his heirs, and executors, administrators and assigns against all loss, damages costs charges and expenses, if any suffered by reason of any defect of the Vendor or any breach of the covenants hereunder contained.

THE SCHEDULE OF THE PROPERTY

REFERRED TO ABOVE

ALL THAT piece and parcel of land measuring about **1.22 decimals** landed property i.e., **0.64 decimals** comprised in R.S. & L.R. Dag No- **864**, **0.54 decimals** comprised in R.S. & L.R. Dag No- **865**, & **0.04 decimals** comprised in R.S. & L.R. Dag No- **866**, appertaining in R.S. *Khatian* No.771, corresponding to LR *Khatian* No. 1234, lying and situated at **MOUZA- HATISHALA**, vide J.L. No. 09, within the limits of Beonta II No. Gram Panchayet, A.D.S.R. Office at Bhangore, & D.S.R. South 24 Parganas Office at Alipore, under Police Station- Bhangore now at Kolkata Leather Complex (K.L.C.), District- 24 Parganas South, PIN – 700135, and the property is Butted and Bounded as follows:

ON THE NORTH : Others Land of Same Dag.

ON THE SOUTH : Others Land of Same Dag.

ON THE EAST : Others Land of Same Dag.

ON THE WEST : Others Land of Same Dag.

IN WITNESSES WHEREOF the parties hereto have executed these presents on the day, month and year first above written.

SIGNED, SEALED AND DELIVERED in presence of:

WITNESSES:

1. *Jangraaj Singh*
PIN: 713343
2. *Anjan Rout*
PIN: 700056

GSM H G and SIG STRANT

SIGNATURE OF OWNER/ VENDOR

Drafted & Prepared By:

Sudeep Chakraborty

Sudeep Chakraborty
(Advocate)

Enrolment No. F-1013/859/2019
Alipore Judges Court
Computer Print

MEMO OF CONSIDERATION

RECEIVED from the within named Purchaser the within mentioned sum of **Rs. 1,48,000/- (Rupees One Lac Forty-Eight Thousand only)** being the full and final payment of the consideration for sale of the said land from the purchaser.

<u>DATE</u>	<u>PARTICULARS</u>	<u>AMOUNT</u>
06.11.2023	CASH	Rs. 1,48,000/-

SIGNED, SEALED AND DELIVERED in presence of: _____











WITNESSES:

1. *Angraj Singh*
PIN: 713343











2. *Ajza Routh*
PIN: 700056

GSM 216 and 516516

SIGNATURE OF OWNER/ VENDOR

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name _____
 Signature Amir Khan

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name _____
 Signature GEMING SIGSHANT

	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name _____
 Signature _____



Government of West Bengal
GRIPS 2.0 Acknowledgement Receipt
Payment Summary



051120232027590823

GRIPS Payment Detail

GRIPS Payment ID:	051120232027590823	Payment Init. Date:	05/11/2023 18:28:10
Total Amount:	21971	No of GRN:	1
Bank/Gateway:	AXIS Bank	Payment Mode:	Online Payment
BRN:	717929223	BRN Date:	05/11/2023 18:34:47
Payment Status:	Successful	Payment Init. From:	GRIPS Portal

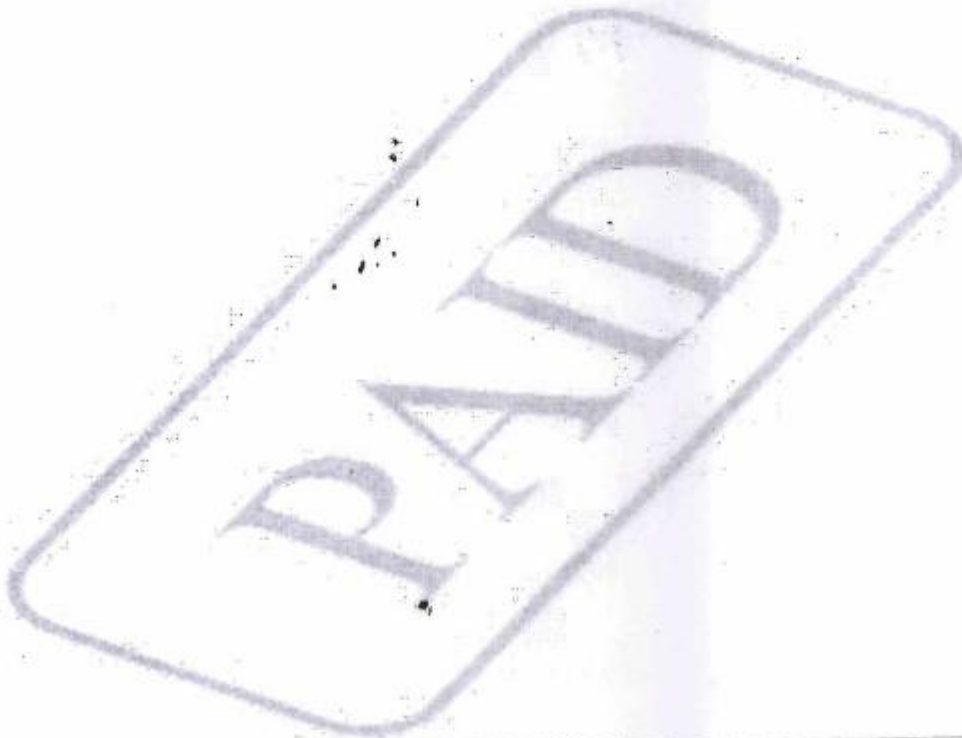
Depositor Details

Depositor's Name: AMIT GHOSH
Mobile: 9830806854

Payment(GRN) Details

Sl. No.	GRN	Department	Amount (₹)
1	192023240275908241	Directorate of Registration & Stamp Revenue	21971
Total			21971

IN WORDS: TWENTY ONE THOUSAND NINE HUNDRED SEVENTY ONE ONLY.
DISCLAIMER: This is an Acknowledgement Receipt, please refer the respective e-challan from the pages below.





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



192023240275908241

GRN Details

GRN:	192023240275908241	Payment Mode:	Online Payment
GRN Date:	05/11/2023 18:28:10	Bank/Gateway:	AXIS Bank
BRN :	717929223	BRN Date:	05/11/2023 18:34:47
GRIPS Payment ID:	051120232027590823	Payment Init. Date:	05/11/2023 18:28:10
Payment Status:	Successful	Payment Ref. No:	2002744783/3/2023

[Query No*/Query Year]

Depositor Details

Depositor's Name:	AMIT GHOSH
Address:	HATISHALA
Mobile:	9830806854
Depositor Status:	Buyer/Claimants
Query No:	2002744783
Applicant's Name:	Mr SUDEEP CHAKRABORTY
Identification No:	2002744783/3/2023
Remarks:	Sale, Sale Document
Period From (dd/mm/yyyy):	05/11/2023
Period To (dd/mm/yyyy):	05/11/2023

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2002744783/3/2023	Property Registration- Stamp duty	0030-02-103-003-02	16448
2	2002744783/3/2023	Property Registration- Registration Fees	0030-03-104-001-16	5523
Total				21971

IN WORDS: TWENTY ONE THOUSAND NINE HUNDRED SEVENTY ONE ONLY.

PAID

জেলা- দক্ষিণ ২৪-পরগনা

দাগ নং	খতিয়ান নং	রায়তের বিবরণ	শ্রেণী	পরিমাণ (এ)		
				অংশ	অংশ	পরিমাণ(এ)
৮৬১	১৩৮৯	গোলাম কুদ্দুস মাল্যা	শালি	০.২৩	০.০১৩৭	০.০০
					১.০০২০	০.১৯
৮৬২	১৩৭৭	আবুবকার মোল্যা	বাস্তু	০.৩৬	০.১৮১৮	০.০৬
	১৩৭৮	ছামাদ মোল্যা		০.১৮১৮	০.০৬	
	১৩৭৯	ইমাম বারিক মোল্যা		০.১৮১৮	০.০৬	
	১৩৮০	রফিকুল ইসলাম মোল্যা		০.১৮১৯	০.০৬	
				০.৭২৭৩	০.২৪	
৮৬৩	৭৮৯	মোমতাজ বিবি	শালি	০.২১	০.১০৪২	০.০২
	৭৯০	সরিফান নেছা বিবি		০.০১০৪	০.০০	
	৭৯১	সওকাত আলি সাঁপুই		০.০১০৪	০.০১	
	১১৯৭	বায়েন এন্টার প্রাইজ		০.৪৫৮২	০.০৯	
				০.৫৮৩২	০.১২	
৮৬৪	১০৪৭	সফেদ আলি মুর্শি	শালি	১.৮৭	০.১০০০	০.১৯
	১১৩১	মোবোমান সুধা		০.১০০০	০.১৮	
	১১৩২	ওছিরুদ্দিন সুধা		০.১০০০	০.১৮	
	১১৩৩	রোসান সুধা		০.১০০০	০.১৯	
	১১৩৪	ভোদাই মুর্ধা		০.০২৯১	০.০৫	
	১১৩৫	ছায়েদ আলি মুর্ধা		০.০২৯২	০.০৫	
	১২৩১	হায়াত আলী		০.০২৯২	০.০৬	
	১২৩২	মোক্তাল মৌল্লা		০.১৬৬৭	০.৩১	
	১২৩৩	বাবুল মৌল্লা		০.১৬৬৬	০.৩১	
	১২৩৪	নিয়াত আলি মোল্যা		০.১৬৬৬	০.৩১	
	১২৩৫	জুলফীকার মিন্দে		০.০০১৯	০.০০	
	১২৩৬	আমজেদ আলি মিন্দে		০.০০২০	০.০০	
	১২৩৭	আব্দুল হাই মিন্দে		০.০০১৯	০.০০	
	১২৩৮	আবু জাফর মিন্দে		০.০০২০	০.০১	
	১২৩৯	আব্দুল মমিন মিন্দে		০.০০২০	০.০১	
	১২৪০	আসিয়া বিবি		০.০০০৯	০.০০	
	১২৪১	নূর নাহার বিবি*		০.০০০৯	০.০০	
	১২৪২	নূরুল লায়লা বিবি		০.০০০৯	০.০০	
				০.৯৯৯৯	১.৮৫	
	৮৬৫	১০৪৭		সফেদ আলি মুর্শি	পুকুর	১.৫৬
১১৩১		মোবোমান সুধা	০.১০০০	০.১৬		

দাগ সূচী

১০/০১/২০১৭

মৌজা- হাতিশালা

১৬০৩০০৯

জেলা- দক্ষিণ ২৪-পরগনা

দাগ নং	খতিয়ান নং	রায়তের বিবরণ	শ্রেণী	পরিমাণ (এ)	অংশ	অংশ পরিমাণ(এ)		
৮৬৫	১১৩২	ওছিরুদ্দিন সুধা	পুকুর	১.৫৬	০.১০০০	০.১৫		
	১১৩৩	রোসান সুধা		০.১০০০	০.১৬			
	১১৩৪	ভোদাই মুর্ধা		০.০২৯১	০.০৪			
	১১৩৫	ছায়েদ আলি মুর্ধা		০.০২৯২	০.০৪			
	১২৩১	হায়াত আলী		০.০২৯২	০.০৫			
	১২৩২	মোক্তাল মোল্লা		০.১৬৬৭	০.২৬			
	১২৩৩	বাবুলাল মোল্লা		০.১৬৬৬	০.২৬			
	১২৩৪	নিয়াত আলি মোল্যা		০.১৬৬৬	০.২৬			
	১২৩৫	জুলফীকার মিসেব		০.০০১৯	০.০০			
	১২৩৬	আমজেন আলি মিসেব		০.০০১৯	০.০১			
	১২৩৮	আবু জাফর মিসেব		০.০০২৯	০.০০			
	১২৩৯	আব্দুল মমিন মিসেব		০.০০১৯	০.০০			
	১২৪০	আসিয়া বিবি		০.০০১০	০.০০			
	১২৪১	নূর নাহার বিবি		০.০০১০	০.০০			
	১২৪২	নূরুল লায়লা বিবি		০.০০১০	০.০০			
						০.৯৯৯০	১.৫৪	
	৮৬৬	১০৪৭		সফেদ আলি মুর্ধা	শালি	০.১৫	০.১০০০	০.০১
		১১৩১		মোবোমান সুধা		০.১০০০	০.০১	
১১৩২		ওছিরুদ্দিন সুধা	০.১০০০	০.০২				
১১৩৩		রোসান সুধা	০.১০০০	০.০১				
১১৩৪		ভোদাই মুর্ধা	০.০২৯১	০.০০				
১১৩৫		ছায়েদ আলি মুর্ধা	০.০২৯২	০.০১				
১১৩৬		ছায়েদ আলি মুর্ধা	০.০২৯২	০.০১				
১২৩১		হায়াত আলী	০.০২৯২	০.০১				
১২৩২		মোক্তাল মোল্লা	০.১৬৬৭	০.০৩				
১২৩৩		বাবুলাল মোল্লা	০.১৬৬৬	০.০৩				
১২৩৪		নিয়াত আলি মোল্যা	০.১৬৬৬	০.০২				
১২৩৫		জুলফীকার মিসেব	০.০০১৯	০.০০				
১২৩৬		আমজেন আলি মিসেব	০.০০১৯	০.০০				
১২৩৭		আব্দুল হাই মিসেব	০.০০১৯	০.০০				
১২৩৮		আবু জাফর মিসেব	০.০০১৯	০.০০				
১২৩৯		আব্দুল মমিন মিসেব	০.০০১৯	০.০০				
১২৪০		আসিয়া বিবি	০.০০১০	০.০০				
১২৪১		নূর নাহার বিবি	০.০০১০	০.০০				
১২৪২	নূরুল লায়লা বিবি	০.০০১০	০.০০					

Major Information of the Deed



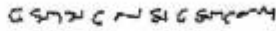
Deed No :	I-1630-03445/2023	Date of Registration	06/11/2023
Query No / Year	1630-2002744783/2023	Office where deed is registered	
Query Date	04/11/2023 11:02:12 AM	D.S.R. - V SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	SUDEEP CHAKRABORTY Alipore Judges Court,Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9434407283, Status :Advocate		
Transaction		Additional Transaction	
[0101] Sale, Sale Document		[4305] Other than Immovable Property, Declaration [No of Declaration : 2]	
Set Forth value		Market Value	
Rs. 1,48,000/-		Rs. 5,50,935/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 16,548/- (Article:23)		Rs. 5,555/- (Article:A(1), E)	
Remarks			

Land Details :

District: South 24-Parganas, P.S:- Kolkata Leather Camp, Gram Panchayat: BENTTATA-II, Mouza: Hatisala, JI No: 9,
Pin Code : 700135

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-864 (RS :-864)	LR-1234, (RS:-771\0)	Bastu	Shali	0.64 Dec	77,640/-	3,02,400/-	
L2	LR-865 (RS :-865)	LR-1234, (RS:-771\0)	Pukur	Pukur	0.54 Dec	65,507/-	2,29,635/-	
L3	LR-866 (RS :-866)	LR-1234, (RS:-771\0)	Bastu	Shali	0.04 Dec	4,853/-	18,900/-	
TOTAL :					1.22Dec	1,48,000 /-	5,50,935 /-	
Grand Total :					1.22Dec	1,48,000 /-	5,50,935 /-	

Seller Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	MOSLEM MOLLA (Presentant) Son of Late Lutfar Ali Molla Executed by: Self, Date of Execution: 06/11/2023 , Admitted by: Self, Date of Admission: 06/11/2023 ,Place : Office	 <small>06/11/2023</small>	 Captured <small>LTI</small> <small>06/11/2023</small>	 <small>06/11/2023</small>
City:- , P.O:- Matiagacha, P.S:-Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN:- 700135 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, , Aadhaar No: 82xxxxxxxx1585, Status :Individual, Executed by: Self, Date of Execution: 06/11/2023 , Admitted by: Self, Date of Admission: 06/11/2023 ,Place : Office				

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Mr AMIT GHOSH Son of Shri Tapan Ghosh City:- , P.O:- Bishnupur, P.S:-Bishnupur, District:-South 24-Parganas, West Bengal, India, PIN:- 743503 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AHxxxxxx2P, Aadhaar No: 98xxxxxxxx7819, Status :Individual, Status : Not Executed			

Identifier Details :

Name	Photo	Finger Print	Signature
AANGRAJ SINGH Son of Binay Kumar Singh City:- , P.O:- Kulti, P.S:-Kulti, District:- Paschim Bardhaman, West Bengal, India, PIN:- 713343	 <small>06/11/2023</small>	 Captured <small>06/11/2023</small>	 <small>06/11/2023</small>
Identifier Of MOSLEM MOLLA			

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	MOSLEM MOLLA	Mr AMIT GHOSH-0.64 Dec

Transfer of property for L2

SI.No	From	To. with area (Name-Area)
1	MOSLEM MOLLA	Mr AMIT GHOSH-0.54 Dec

Transfer of property for L3

SI.No	From	To. with area (Name-Area)
1	MOSLEM MOLLA	Mr AMIT GHOSH-0.04 Dec

Land Details as per Land Record

District: South 24-Parganas, P.S:- Kolkata Leather Camp, Gram Panchayat: BENTTATA-II, Mouza: Hatisala, JI No: 9,
Pin Code : 700135

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 864, LR Khatian No:- 1234		Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 865, LR Khatian No:- 1234		Seller is not the recorded Owner as per Applicant.
L3	LR Plot No:- 866, LR Khatian No:- 1234		Seller is not the recorded Owner as per Applicant.

Endorsement For Deed Number : I - 163003445 / 2023

On 06-11-2023

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.

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

Presented for registration at 12:52 hrs on 06-11-2023, at the Office of the D.S.R. - V SOUTH 24-PARGANAS by MOSLEM MOLLA ,Executant.

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 5,50,935/-

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

Execution is admitted on 06/11/2023 by MOSLEM MOLLA, Son of Late Lutfar Ali Molla, P.O: Matiagacha, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Muslim, by Profession Cultivation Identified by AANGRAJ SINGH, , Son of Binay Kumar Singh, P.O: Kulti, Thana: Kulti, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713343, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 5,555.00/- (A(1) = Rs 5,509.00/- ,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 5,523/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 05/11/2023 6:34PM with Govt. Ref. No: 192023240275908241 on 05-11-2023, Amount Rs: 5,523/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 717929223 on 05-11-2023, Head of Account 0030-03-104-001-16

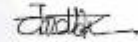
Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 16,548/- and Stamp Duty paid by Stamp Rs 100.00/-, by online = Rs 16,448/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 24092, Amount: Rs.100.00/-, Date of Purchase: 25/04/2023, Vendor name: Subhankar Das

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 05/11/2023 6:34PM with Govt. Ref. No: 192023240275908241 on 05-11-2023, Amount Rs: 16,448/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 717929223 on 05-11-2023, Head of Account 0030-02-103-003-02



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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1630-2023, Page from 97538 to 97559
being No 163003445 for the year 2023.



Jaideb Pal

Digitally signed by Jaideb Pal
Date: 2023.11.06 14:04:27 +05:30
Reason: Digital Signing of Deed.

(Jaideb Pal) 06/11/2023
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS
West Bengal.