

19/9/25

1-01858/25



पश्चिमबङ्ग पश्चिम बङ्गाल WEST BENGAL

Y 787032

3/11/25
Q-2/295786/25

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

[Signature]
District Sub-Registrar
Alipore, South 24-parganas
31-01-25

DEED OF GIFT

THIS DEED OF GIFT is made this the 31st day of
January, Two Thousand Twenty Five (2025).

BETWEEN



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

38AA 075473

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SRI MANOJ KUMAR GUPTA, (PAN : AHCPG5934G), (AADHAR 2379 6922 8022), (D.O.B. : 07/01/1970), son of Late Shyam Sundar Shaw, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 19/C, Mohan Chand Road, Post Office - Kidderpore, Police Station - Watgunge, Kolkata - 700 023, District : South 24 Parganas, hereinafter referred to as the **"DONOR"** (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, representatives and assigns) of the **ONE PART.**

AND

SRI DILIP KUMAR SHAW, (PAN : AIXPS7161F), (AADHAR 2136 3453 2013), (D.O.B. : 17/01/1962), son of Late Shyam Sundar Shaw, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 19/C, Mohan Chand Road, Post Office - Kidderpore, Police Station - Watgunge, Kolkata - 700 023, District : South 24 Parganas, hereinafter called and referred to as the **"DONEE"** (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, representatives and assigns) of the **OTHER PART.**

WHEREAS by a Deed of Conveyance bearing date the 12th July, 1974 made between Kanail Lall Nath, son of Rabindra Lal Nath, therein described as the **Vendor** of the *First Part*, Salil Kumar Mitra, son of Upendra Kumar Mitra, therein described as the Confirming Party of the *Second Part* and Miss. Mitali Mitra, daughter of Salil Kumar Mitra, therein described as the **Purchaser** of the *Third Part* the said Kanail Lall Nath for the consideration mentioned therein granted transferred, conveyed, assigned and assured in favour of the said Miss. Mitali Mitra, **ALL THAT** undivided 1/3rd share of two storied brick built messuage tenement or dwelling house together with piece and parcel of land revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing a total area 3 Cottahs, 5 Sq. ft. equivalent to 200.30 Sq. mt. be the same a little more or less lying at and being Premises No. 30 Panditia Place, being Plot No. 26A formed out of

Premises No. 11, Panditia Road, within the Police Station – Ballygunge, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Sealdah, District – 24 Parganas which document was registered at the office of the Sub-Registrar at Sealdah and recorded in Book no. 1, Volume No. 39, Pages from 69 to 83, Being No. 1284 for the year 1974.

AND WHEREAS by another deed of Conveyance bearing date the 12th July, 1974 made between Nut Behary Nath, son of Rabindra Lal Nath, therein described as the **Vendor** of the *First Part*, Salil Kumar Mitra, son of Upendra Kumar Mitra, therein described as the Confirming Party of the *Second Part* and Miss. Mitali Mitra, daughter of Salil Kumar Mitra, therein described as the **Purchaser** of the *Third Part* the said Nut Behary Nath for the consideration mentioned therein granted transferred, conveyed, assigned and assured in favour of the said Miss. Mitali Mitra, **ALL THAT** undivided 1/3rd share of two storied brick built messuage tenement or dwelling house together with piece and parcel of land revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing a total area 3 Cottahs, 5 Sq. ft. equivalent to 200.30 Sq. mt. be the same a little more or less lying at and being Premises No. 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Ballygunge, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Sealdah, District – 24 Parganas which document was registered at the office of the Sub-

Registrar at Sealdah and recorded in Book no. 1, Volume No. 38, Pages from 130 to 144, Being No. 1285 for the year 1974.

AND WHEREAS by another deed of Conveyance bearing date the 12th July, 1974 made between Balai Chandra Nath, son of Rabindra Lal Nath, therein described as the **Vendor** of the *First Part*, Salil Kumar Mitra, son of Upendra Kumar Mitra, therein described as the Confirming Party of the *Second Part* and Miss. Mitali Mitra, daughter of Salil Kumar Mitra, therein described as the **Purchaser** of the *Third Part* the said Balai Chandra Nath for the consideration mentioned therein granted transferred, conveyed, assigned and assured in favour of the said Miss. Mitali Mitra, **ALL THAT** undivided 1/3rd share of two storied brick built messuage tenement or dwelling house together with piece and parcel of land revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing a total area 3 Cottahs, 5 Sq. ft. equivalent to 200.30 Sq. mt. be the same a little more or less lying at and being Premises No. 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station - Ballygunge, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Sealdah, District - 24 Parganas which document was registered at the office of the Sub-Registrar at Sealdah and recorded in Book no. 1, Volume No. 34, Pages from 265 to 274, Being No. 1329 for the year 1974.

AND WHEREAS by virtue of the purchase as aforesaid the Mitali Mitra duly mutated her name in the assessment Record of the Kolkata Municipal Corporation and paying taxed thereon.

AND WHEREAS the said Mitali Mitra thereafter married with Bijan Kumar Basu and recorded her name in the PAN Card and Aadhaar Card as Mitali Basu and all concern the said Mitali Mitra known as Mitali Basu and duly recorded her name in the record of the Kolkata Municipal Corporation as Mitali Basu.

AND WHEREAS thereafter the said Mitali Basu constructed partly another floor of the said building and enjoying the same without any interruption.

AND WHEREAS by virtue of the aforesaid happening the said Mitali Basu nee Mitra became the absolute Owner of **ALL THAT** partly three storied brick built messuage tenement or dwelling house measuring an area 3750 Sq. ft. (Ground Floor = 1500 Sq. ft., First Floor - 1500 Sq. ft. and Second Floor - 750 Sq. ft.) together with piece and parcel of land revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing a total area 3 Cottahs, 5 Sq. ft. equivalent to 200.30 Sq. mt. be the same a little more or less lying at and being Premises No. 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station - Ballygunge, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Sealdah, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District - South 24 Parganas.

AND WHEREAS The said Mitali Basu nee Mitra entered into an agreement for sale with Sumit Kumar Shaw and Vandana Gupta

on 30.11.2022 for sale of undivided $\frac{1}{2}$ share ie ALL THAT partly three storied brick built messuage tenement or dwelling house measuring an area 1875 Sq. ft. (Ground Floor 750 SQ. FT., First Floor 750 SQ. FT., Second Floor 375 SQ. FT.) together with piece and parcel of revenue redeemed land or ground thereonto belonging whereon or on part whereof the same is erected and built containing an area 1 Cottah 8 Chittacks 2.5 SQ. FT. be the same or little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Ballygunge, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Sealdah, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District – South 24 Parganas. Morefully described in the second schedule thereunder written which document was registered at the The Office of the ADSR ALIPORE and Recorded in BOOK NO -1 Volume No – 1605-2022 page 86350-86557 Being no 160502444 for the year 2022.

AND WHEREAS by a deed of conveyance bearing date 24/08/2023 made between smt Mitali Basu nee Mitra therein described as vendor of one part and Sumit Kumar Shaw and Vandana Gupta therein described as the purchasers of the other part, the said Mitali Basu nee Mitra for the consideration mentioned therein granted sold conveyed transferred assigned and assured in favour of the said Sumit Kumar Shaw and Vandana Gupta ALL THAT undivided $\frac{1}{2}$ share partly three storied brick built messuage tenement or dwelling house measuring an area 1875 Sq. ft. (Ground

Floor 750 SQ. FT., First Floor 750 SQ. FT., Second Floor 375 SQ. FT.) together with piece and parcel of revenue redeemed land or ground thereonto belonging whereon or on part whereof the same is erected and built containing an area 1 Cottah 8 Chittacks 2.5 SQ. FT. be the same or little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Ballygunge, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Sealdah, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District – South 24 Parganas, More[fully described in the second schedule thereunder written which document was registered at the office of the A.D.S.R at Alipore and recorded in Book No I Volume No 1605-2023 Pages 47408 to 47433 Being No 160501346 For the Year 2023.

AND WHEREAS The said Mitali Basu nee Mitra entered into an agreement for sale with Babita Shaw and Ratna Shaw on 21.10.2022 for sale of undivided ½ share ie ALL THAT partly three storied brick built messuage tenement or dwelling house measuring an area 1875 Sq. ft. (Ground Floor 750 SQ. FT., First Floor 750 SQ. FT., Second Floor 375 SQ. FT.) together with piece and parcel of revenue redeemed land or ground thereonto belonging whereon or on part whereof the same is erected and built containing an area 1 Cottah 8 Chittacks 2.5 SQ. FT. be the same or little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Ballygunge, comprised in Holding no. 251 (Old Holding no.

111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Sealdah, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District - South 24 Parganas. Morefully described in the second schedule thereunder written which document was registered at the The Office of the ADSR ALIPORE and Recorded in BOOK NO -1 Volume No - 1605-2022 page 79390 to 79415 Being no 160502265 for the year 2022.

AND WHEREAS subsequently it was detected in the said Agreement for Sale, that the Police Station has been written as Ballygunge instead of Gariahat and Sub-Registry office also has been written as Sealdah instead of Alipore for which a Deed of Declaration has been register rectifying the said error which document was registered at the office of the A.D.S.R. - Alipore and recorded in Book No. IV, Volume No. 1605-2022, Pages 4347 to 4359, Being No. 160500281 for the year 2022.

AND WHEREAS by a deed of conveyance bearing date 24/09/2023 made between smt Mitali Basu nee Mitra therein described as vendor of one part and Babita Shaw and Ratna Shaw therein described as the purchasers of the other part, the said Mitali Basu nee Mitra for the consideration mentioned therein granted sold conveyed transferred assigned and assured in favour of the said Babita Shaw and Ratna Shaw ALL THAT undivided ½ share partly three storied brick built messuage tenement or dwelling house measuring an area 1875 Sq. ft. (Ground Floor 750 Sq. ft., First Floor 750 Sq. ft., Second Floor 375 Sq. ft.) together with piece and parcel of

revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing an area 1 Cottah 8 Chittacks 2.5 Sq. ft. be the same or little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station - Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District - South 24 Parganas, More[fully described in the second schedule thereunder written which document was registered at the Office of A.D.S.R. - Alipore and recorded in Book No. -1 Volume No. - 1605-2023, Page 47434 to 47459 Being No. 160501347 for the year 2023.

AND WHEREAS by virtue of the purchase as aforesaid the said Sumit Kumar Shaw, Vandana Gupta, Babita Shaw and Ratna Shaw duly mutated their names in the records of The Kolkata Municipal Corporation vide Assesse no 110851700377 and obtain Building plan vide No. 2024080094, dated 07/01/2025.

AND WHEREAS by virtue of the aforesaid happenings the said Sumit Kumar Shaw, Vandana Gupta, Babita Shaw and Ratna Shaw became the owners of **ALL THAT** partly three storied brick built messuage tenement or dwelling house measuring an area 3750 Sq. ft. (Ground Floor : 1500 Sq. ft., First Floor : 1500 Sq. ft., Second Floor : 750 Sq. ft.) together with piece and parcel of revenue redeemed land or ground thereonto belonging whereon or on part whereof the same

is erected and built containing an area 3 Cottah 0 Chittacks 5 Sq. ft. be the same a little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – formerly Sealdah now Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District – South 24 Parganas each having undivided $\frac{1}{4}$ (one-fourth) share therein.

AND WHEREAS in the manner stated above Smt. Vandana Gupta became the owner of **ALL THAT** undivided $\frac{1}{4}$ th share of partly three storied brick built messuage tenement or dwelling house measuring an area 937.5 Sq. ft. (Ground Floor : 375 Sq. ft., First Floor : 375 Sq. ft., Second Floor : 187.5 Sq. ft.) together with undivided and un-demarcated $\frac{1}{4}$ th share of piece and parcel of revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing an area 0 Cottah 12 Chittacks 1.25 Sq. ft. be the same or little more or less lying, situated at being premises no. 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District – South 24 Parganas.

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AND WHEREAS by a deed of gift bearing date 31.01.2025 made between Smt. Vandana Gupta therein described as the Donor of the one part and Sri Manoj Kumar Gupta therein described as the Donee of the other part, the said Smt Vandana Gupta out of natural love and affection towards her husband, granted, transferred in favour of her husband the Donee herein **ALL THAT** undivided 1/4th share of partly three storied brick built messuage tenement or dwelling house measuring an area 937.5 Sq. ft. (Ground Floor 375 Sq. ft., First Floor 375 Sq. ft., Second Floor 187.5 Sq. ft.) together with undivided and un-demarcated 1/4th share of piece and parcel of revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing an area 0 Cottah 12 Chittacks 1.25 Sq. ft. be the same or little more or less together with benefit of the aforesaid sanctioned plan lying, situated at being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station - Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District - South 24 Parganas morefully described in the Second Schedule thereunder written which document was registered at the office of the D.S.R. III at Alipore and recorded in Book No I Deed No. 01856 for the year 2025.

AND WHEREAS by virtue of the aforesaid happenings the Donor herein became the owner of undivided ¼ (one-fourth) share of **ALL THAT** partly three storied brick built messuage tenement or

dwelling house measuring an area 937.5 Sq. ft. (Ground Floor 375 Sq. ft., First Floor 375 Sq. ft., Second Floor 187.5 Sq. ft.) together with undivided and un-demarcated $1/4^{\text{th}}$ share of piece and parcel of revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing an area 0 Cottah 12 Chittacks 1.25 Sq. ft. be the same or little more or less lying, situated at being premises no. 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station - Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District - South 24 Parganas morefully described in the Second Schedule hereunder written.

AND WHEREAS the Donor has natural love and affection towards his own biological elder brother, the Donee herein and the Donee very much loves the Donor in all respect.

AND WHEREAS accordingly the Donor decided unconditionally to donate undivided $1/4$ (one-fourth) share of **ALL THAT** partly three storied brick built messuage tenement or dwelling house measuring an area 937.5 Sq. ft. (Ground Floor 375 Sq. ft., First Floor 375 Sq. ft., Second Floor 187.5 Sq. ft.) together with undivided and un-demarcated $1/4^{\text{th}}$ share of piece and parcel of revenue redeemed land or ground thereonto belonging whereon or on part whereof the same is erected and built containing an area 0 Cottah 12 Chittacks 1.25 Sq. ft. be the same or little more or less

together with benefit of aforesaid sanctioned plan lying, situated at being premises no. 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District – South 24 Parganas morefully described in the Second Schedule hereunder written. written to the Donee by way of this Deed of Gift and the Donee heartily accepts the gift ;

AND WHEREAS the market value of the Gifted Property estimated by the Directorate of registration and Stamp revenue, Government of West Bengal is Rs.48,38,048/- (Rupees Forty eight Lakhs Thirty eight Thousand Forty eight) only.

NOW THIS DEED OF GIFT WITNESSETH in consideration of natural love and affection which the Donor had and still have for the Donee, the Donor do hereby and hereunder renounce all his right, title and interest being the said property which is morefully and particularly described in the **SECOND SCHEDULE** hereunder with intent to gift the same and grant, convey, transfer, give and assure unto the Donee freely and voluntarily the property mentioned and described in the **SECOND SCHEDULE** hereto and hereinafter referred to as the said property and delivered possession of the same unto and in favour of the Donee and her heirs, executors, administrators, representatives and assign **TO HAVE AND TO HOLD**

the same for her use and benefit absolutely and unconditionally forever having right to transfer the same in any manner whatsoever.

The Donee shall hereafter peaceably and quietly hold, possess and enjoy the said property in khas without any claim or demand whatsoever from the Donor or any person claiming through or under him.

THE FIRST SCHEDULE ABOVE REFERRED TO






ALL THAT partly three storied brick built messuage tenement or dwelling house measuring an area 3750 Sq. ft. (Ground Floor 1500 Sq. ft., First Floor 1500 Sq. ft., Second Floor 750 Sq. ft.) together with piece and parcel of revenue redeemed land or ground thereonto belonging whereon or on part whereof the same is erected and built containing an area 3 Cottah 0 Chittacks 5 Sq. ft. be the same or little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station – Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division – P, Division – VI, Mouza – Beltala, Dihi Panchannagram, Sub-Registry Office – Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District – South 24 Parganas which is butted and bounded as follows :-

ON THE NORTH : By Premises No. 29, Panditia Place ;
ON THE SOUTH : By Premises No. 31A, Panditia Place ;
ON THE EAST : By Panditia Place ;
ON THE WEST : By Partly Premises 11/46 and partly Premises No. 11/47, Panditia Road.

THE SECOND SCHEDULE ABOVE REFERRED TO

(Description of the gifted portion : undivided and undemarcated (1/4) share of the First Schedule property)

ALL THAT partly three storied brick built messuage tenement or dwelling house measuring an area 937.5 Sq. ft. (Ground Floor : 375 Sq. ft., First Floor : 375 Sq. ft., Second Floor : 187.5 Sq. ft.) together with piece and parcel of revenue redeemed land or ground thereunto belonging whereon or on part whereof the same is erected and built containing an area 0 Cottah 12 Chittacks 1.25 Sq. ft. be the same or little more or less lying and at and being premises no 30 Panditia Place, being Plot No. 26A formed out of Premises No. 11, Panditia Road, within the Police Station - Gariahat, comprised in Holding no. 251 (Old Holding no. 111), Sub-Division - P, Division - VI, Mouza - Beltala, Dihi Panchannagram, Sub-Registry Office - Alipore, within the municipal limits of the Kolkata Municipal Corporation under Ward No. 85, District - South 24 Parganas, the **MAP** or **PLAN** annexed hereto treated as a part of these presents.

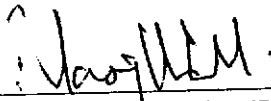


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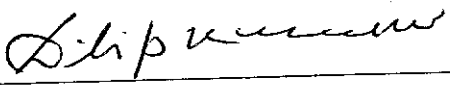
IN WITNESS WHEREOF the **PARTIES** hereto set and subscribed their respective hands and seals in this on the day month year first above written.

SIGNED, SEALED & DELIVERED by the PARTIES within named at Kolkata in the presence of :

1. Rishav Shaw
19C, Mohan Chand Road
Kol - 700023


Signature of the **DONOR**

2. Proatik Gupta
19C Mohan Chand
Road Kol-23


Signature of the **DONEE**

Drafted by me as per instruction and documents supplied by the parties :-



LALMOHAN MITRA Advocate,
Enrolment No. : F-44/44/88
Alipore Judge's Court, Kolkata - 700027.

Computer Print By :-



Alipore Judge's Court.
Kolkata - 700027.



Government of West Bengal

Office of the D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas

W.B. FORM NO. 1504

Query No / Year	16032000295786/2025	Serial No/Year	1603001919/2025
Transaction id	0000271614	Date of Receipt	31/01/2025 12:08PM
Deed No / Year	I - 160301858 / 2025		
Presentant Name	Shri MANOJ KUMAR GUPTA		
Donor	Shri MANOJ KUMAR GUPTA		
Donee	Shri DILIP KUMAR SHAW		
Transaction	[0201] Gift, Gift in Favour of family members		
Additional Transaction	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Total Setforth Value	Rs. 0/-	Market Value	Rs. 48,38,048/-
Stamp Duty Paid	Rs. 1,020/-	Stamp Duty Articles	33(i)
Registration Fees Paid	Rs. 32/-	Fees Articles	A(1), E, H, M(b)
Standard User Charge	318/-	Requisition Form Fee	50/-
Remarks			

Stamp Duty Paid (Break up as below)

By Stamp					
Stamp Type	Treasury or Vendor	Treasury or Vendor Name	Stamp Serial No	Purchase Date	Amount in Rs.
Impressed	Vendor	A K SAMAJPATI	8095	27/01/2025	1,000/-
Impressed	Vendor	A K SAMAJPATI	8096	27/01/2025	20/-

Registration Fees Paid (Break up as below)

By Cash		Amount in Rs.
Amount Paid		32/-

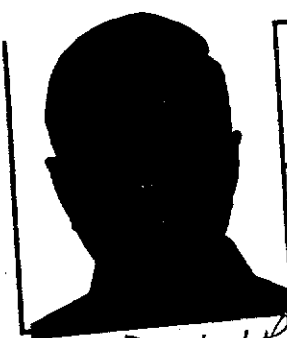
Other Fees Paid (Break up as below)

By Cash		Amount in Rs.
Standard User Charge		318/-
Requisition Form Fee		50/-



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name MANOJ KUMAR GUPTA
Signature



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name DILIP KUMAR SHAW
Signature

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name
Signature

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name
Signature



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



192024250383527078

GRN Details

GRN:	192024250383527078	Payment Mode:	SBI Epay
GRN Date:	30/01/2025 18:44:10	Bank/Gateway:	SBIePay Payment Gateway
BRN :	6405098624755	BRN Date:	30/01/2025 18:44:38
Gateway Ref ID:	104339793	Method:	State Bank of India WIBMO PG CC
GRIPS Payment ID:	300120252038352706	Payment Init. Date:	30/01/2025 18:44:10
Payment Status:	Successful	Payment Ref. No:	2000295786/1/2025
			[Query No*/Query Year]

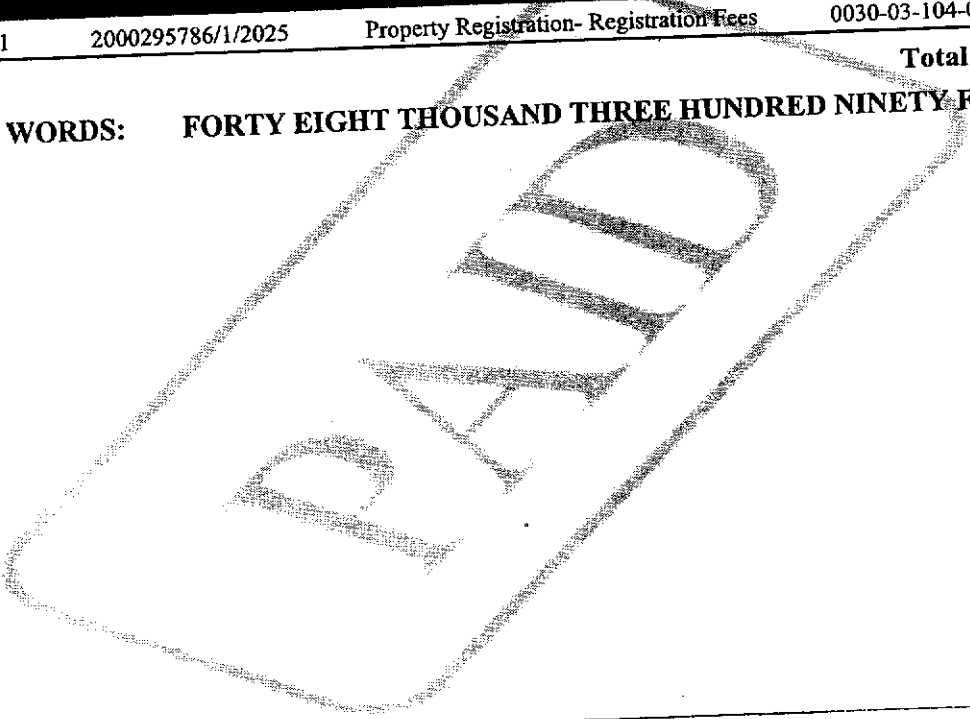
Depositor Details

Depositor's Name:	Mr DILIP SHAW
Address:	19C, MOHAN CHAND ROAD , KOLKATA -700023
Mobile:	8335069897
Period From (dd/mm/yyyy):	30/01/2025
Period To (dd/mm/yyyy):	30/01/2025
Payment Ref ID:	2000295786/1/2025
Dept Ref ID/DRN:	2000295786/1/2025

Payment Details

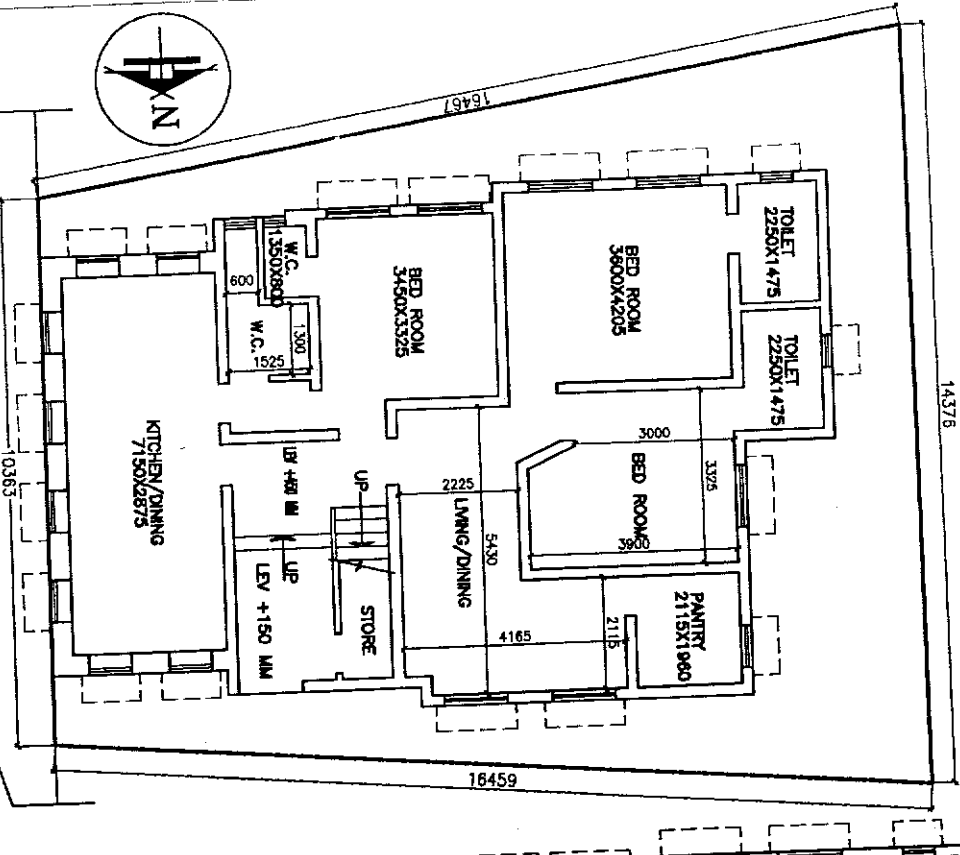
Sr. No.	Payment Ref. No.	Description	Amount
1	2000295786/1/2025	Property Registration- Registration Fees	48394
		Total	48394

IN WORDS: FORTY EIGHT THOUSAND THREE HUNDRED NINETY FOUR ONLY.

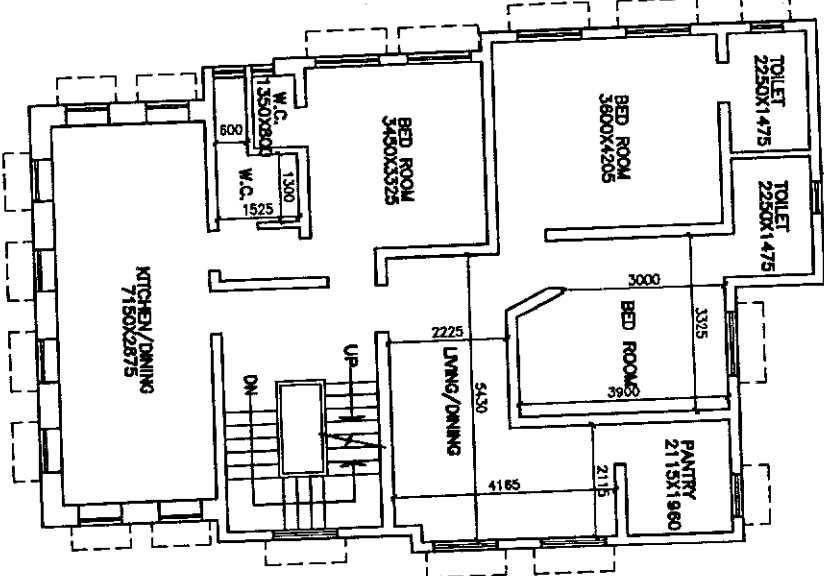


SITE PLAN OF LAND AND THREE STORED BUILDING AT PREMISES NO. 30, PANDITIA PLACE, P.S. GARIAHAT, KOLKATA - 700 029.

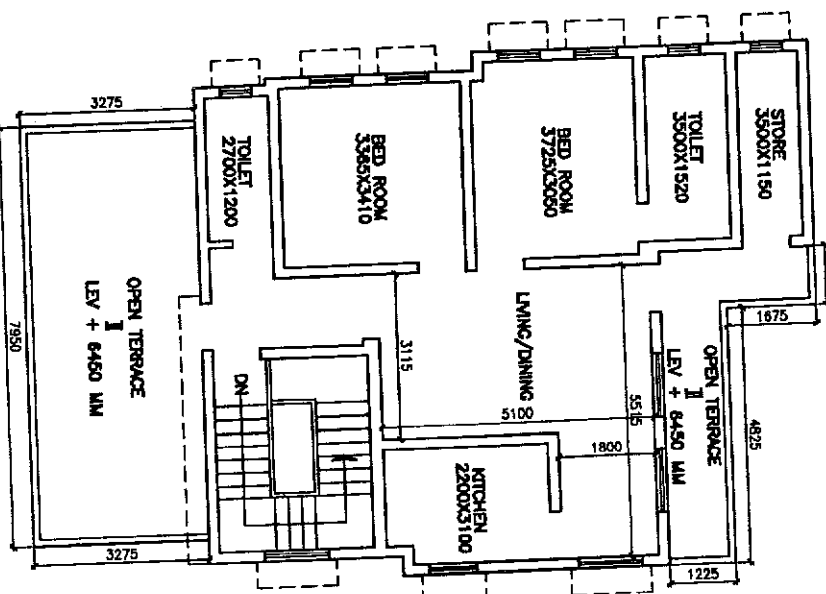
AREA OF LAND : 03 K. 00 CH. 05 SQ.FT. = 201.133 SQ.M. i.e 2165 SQ.FT. (MORE OF LESS)
 AREA OF BUILDING : 3750 SQ.FT.
 UNDIVIDED GIFTED PORTION $\frac{1}{4}$ th SHARE OF LAND = 00 K. 12 CH. 1.25 SQ.FT.
 UNDIVIDED GIFTED PORTION $\frac{1}{4}$ th SHARE OF BUILDING 937.5 SQ.FT. (GROUND FLOOR 375 SQ.FT. & 2ND FLOOR 187.5 SQ.FT.)



K.M.C R O A D
 [KMC BLACKTOP ROAD]
 EXISTING GROUND FLOOR PLAN
 SCALE - 1:100



EXISTING 1ST FLOOR PLAN
 SCALE - 1:100



EXISTING 2ND FLOOR PLAN
 SCALE - 1:100

DEBDYU GHOSH
 L.B.S. No.-1508/1
 THE KOLKATA MUNICIPAL CORPORATION

SIGNATURE OF DONOR

SIGNATURE OF DONEE

Major Information of the Deed

Deed No :	I-1603-01858/2025	Date of Registration	31/01/2025
Query No / Year	1603-2000295786/2025	Office where deed is registered	
Query Date	30/01/2025 1:27:21 AM	D.S.R. - III SOUTH 24-PARGANAS, District:	South 24-Parganas
Applicant Name, Address & Other Details	SUDIPTA BASAK Alipore, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9433098208, Status : Advocate		
Transaction	Additional Transaction		
[0201] Gift, Gift in Favour of family members	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
	Rs. 48,38,048/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 1,020/- (Article:33(i))	Rs. 48,426/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



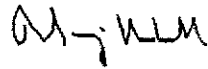
District: South 24-Parganas, P.S:- Gariahat, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Panditia Place, , Premises No: 30, , Ward No: 085 Pin Code : 700029

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	12 Chatak 1.25 Sq Ft		41,34,548/-	Property is on Road
Grand Total :				1.2404Dec	0 /-	41,34,548 /-	

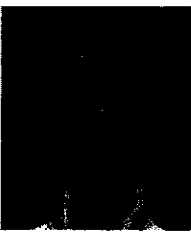

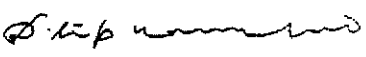
Structure Details :

Sch No	Structure Details	Area of Structure	Set forth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	937.5 Sq Ft.	0/-	7,03,500/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 375 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 375 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 2, Area of floor : 187.5 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		937.5 sq ft	0 /-	7,03,500 /-	



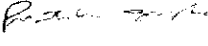
Donor Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Shri MANOJ KUMAR GUPTA (Presentant) Son of Late SHYAM SUNDAR SHAW Executed by: Self, Date of Execution: 31/01/2025 , Admitted by: Self, Date of Admission: 31/01/2025 ,Place : Office	Photo  31/01/2025	Finger Print  LTI 31/01/2025	Signature  31/01/2025
19C,MOHAN CHAND ROAD, City:- , P.O:- KHIDDERPORE, P.S:-Wattgunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700023 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: IndiaDate of Birth:XX-XX-1XX0 , PAN No.: AHxxxxxx4G, Aadhaar No: 23xxxxxxxx8022, Status :Individual, Executed by: Self, Date of Execution: 31/01/2025 , Admitted by: Self, Date of Admission: 31/01/2025 ,Place : Office				

Donee Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Shri DILIP KUMAR SHAW Son of Late SHYAM SUNDAR SHAW Executed by: Self, Date of Execution: 31/01/2025 , Admitted by: Self, Date of Admission: 31/01/2025 ,Place : Office	Photo  31/01/2025	Finger Print  LTI 31/01/2025	Signature  31/01/2025
Son of Late SHYAM SUNDAR SHAW 19C, MOHAN CHAND ROAD, City:- , P.O:- KHIDDERPORE, P.S:-Wattgunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700023 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: IndiaDate of Birth:XX-XX-1XX2 , PAN No.: AIxxxxxx1F, Aadhaar No: 21xxxxxxxx2013, Status :Individual, Executed by: Self, Date of Execution: 31/01/2025 , Admitted by: Self, Date of Admission: 31/01/2025 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr PRATIK GUPTA Son of Mr ANUP KUMAR GUPTA 19C, MOHAN CHAND ROAD, City:- , P.O:- KHIDDERPORE, P.S:-Wattgunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700023	 31/01/2025	 Captured 31/01/2025	 31/01/2025

Identifier Of Shri MANOJ KUMAR GUPTA, Shri DILIP KUMAR SHAW

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 MANOJ KUMAR GUPTA	Shri DILIP KUMAR SHAW	Y	1.24036 Dec	41,34,548/-

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 MANOJ KUMAR GUPTA	Shri DILIP KUMAR SHAW	Y	937.5 Sq Ft	7,03,500/-

Endorsement For Deed Number : I - 160301858 / 2025

On 31-01-2025

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 (i) of Indian Stamp Act 1899.

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

Presented for registration at 11:44 hrs on 31-01-2025, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Shri MANOJ KUMAR GUPTA, 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 48,38,048/-. Family Members amount Rs 48,38,048/-

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

Execution is admitted on 31/01/2025 by 1. Shri MANOJ KUMAR GUPTA, Son of Late SHYAM SUNDAR SHAW, 19C, MOHAN CHAND ROAD, P.O: KHIDDERPORE, Thana: Wattgunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by Profession Business, 2. Shri DILIP KUMAR SHAW, Son of Late SHYAM SUNDAR SHAW, 19C, MOHAN CHAND ROAD, P.O: KHIDDERPORE, Thana: Wattgunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by Profession Business

Indetified by Mr PRATIK GUPTA, , , Son of Mr ANUP KUMAR GUPTA, 19C, MOHAN CHAND ROAD, P.O: KHIDDERPORE, Thana: Wattgunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 48,426.00/- (A(1) = Rs 48,380.00/- ,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 48,394/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 30/01/2025 6:44PM with Govt. Ref. No: 192024250383527078 on 30-01-2025, Amount Rs: 48,394/-, Bank: SBI EPay (SBlePay), Ref. No. 6405098624755 on 30-01-2025, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,020/- and Stamp Duty paid by Stamp Rs 1,020.00/-, by online = Rs 0/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 8095, Amount: Rs.1,000.00/-, Date of Purchase: 27/01/2025, Vendor name: A K SAMAJPATI

2. Stamp: Type: Impressed, Serial no 8096, Amount: Rs.20.00/-, Date of Purchase: 27/01/2025, Vendor name: A K SAMAJPATI

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 30/01/2025 6:44PM with Govt. Ref. No: 192024250383527078 on 30-01-2025, Amount Rs: 0/-, Bank: SBI EPay (SBlePay), Ref. No. 6405098624755 on 30-01-2025, Head of Account



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

