



2
 2/7/65
 Bally
 Sale
 23/-
 21,000/-
 567/-
 420
 13
 1000/-

A-150/-
 W-1/-
 151/-

Admissible under Rule 21 duty
 Stamp Act 1899 amount of Section 83(1)
 of the Calcutta Improvement Act
 1911 Stamp duty paid under the
 Indian Stamp Act 1899... 567.00
 amount duty paid under the Calcutta
 Improvement Act... 420.00
 Paid an excess... 13.00
 Total... 1000.00

DEED OF CONVEYANCE.

Schedule No. 23

Dated: 8/7/65

THIS DEED OF CONVEYANCE made on this 8th day of July,
 1965 BETWEEN ABDUL AHAD, son of Rashid Ahad, by Religion -
 Islam, by occupation - Accountant, residing at - 30/6,
 Jhowtala Road, under Police station - Ballygunge, in

A-150.00
 W-1.00
 151.00

[Signature]
 Sub-Registrar

Section 17(1) 1956
 2/7/65

06/04/1965

NO. 765 DATE
NAME
ADDRESS
VALUE 1000/-

Kali Sankar Das
30/6 Jhousata Road. Ballygunge
cal-17

[Signature]
VENDOR SIGNATURE
MUR UDGE COURT



1/10
Day of July 1965
Abdul Ahad

[Signature]
Abdul Ahad

S/o/w/o. Rashid Ahad
of 30/6 Jhousata Road
Thana Ballygunge
Dist. Calcutta
by caste Muslim
by profession Accountant

[Signature]
Sub-Registrar

Sealdah, 24 Parganas
8/7/65

Abdul Ahad

501

Abdul Ahad

[Signature]

Pallav Ghosh
S/o/w/o. Pt. Pralok Ghosh
of 47/2c South Tangra Rd
Thana 24 Parganas
Dist. Howrah
by caste Hindu
by profession Business

শ্রী পল্লব গোস্বামী

Sri Pallav Ghosh
Plot Pralok Ghosh
47/2c South Tangra Rd
24 Parganas

[Signature]
Sub-Registrar
Sealdah, 24 Parganas
8/7/65

- : 2 : -

the town of Calcutta, Pin Code - 700017, hereinafter referred to as the VENDOR (which term or expression shall unless repugnant and contrary to the context include his heirs, executors, administrators, representatives and assigns) of the ONE PART.

A N D

KALI SANKAR DAS , son of Late Tapan Kumar Das, by faith -
- Hindu, by occupation - Land Holder, residing at - 35,
McLeod Street, under Police Station- Park Street, in the town of Calcutta, Pin code - 700017, hereinafter referred to as the PURCHASER (which term or expression shall unless repugnant and contrary to the context include his heirs, executors, administrators, representatives and assigns) of the OTHER PART.

WHEREAS by an indenture of sale made on -25th November, 1931 between the Trustees for the improvement of Calcutta and ABDUL AHAD recorded in Book in 1, Volume No-3, Pages 187 to 189 being No- 1879 for the year 1931 at the office of the Sub-Registrar of Sealdah the said Trustee for the improvement of Calcutta for the consideration mentioned therein sold, transferred, granted and conveyed to the said Abdul Ahad ALL THAT piece and part of Revenue Free land hereditament and premises containing an area 10 (ten) Cottahs 3 (three) Chittacks 32 (thirty two) Sq.ft being Plot No- 145 of the

....3.

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Surplus land in Calcutta improvement Trust Scheme No-VIII-C formed out a portion of surplus land being premises No - 30/6, Jhowtala Road, Being Part of Holding No - 80, Sub-division -V, Dihi Panchannannagram, Thana Ballygunge, Sub-Registrar Office Sealdah, District - 24-Parganas (South) Calcutta Pin code - 7000 17.

Being seized, possessed and/ or otherwise well sufficiently entitled to ALL THAT piece and parcel of land measuring 10 Cottah 3 chittacks and 32 square feet being premises no- 30/6, Jhowtala Road being Part of Holding No- 80 Sub-division - V, Dihi Panchannannagram, Thana -Ballygunge Sub-Registrar office Sealdah, District - 24-Parganas ~~(XXXX)~~ mutated its name in the record of municipal Corporation of Calcutta.

AND WHEREAS that by way of registered document mentioned above the said Abdul Ahad became the absolute sole owner, occupier and was seized and possessed of and/ or otherwise well and sufficiently entitled to ALL THAT piece and parcel of Bastu land measuring about 10 (ten) Cottahs 3 (three) Chittacks 32 (thirty-two) Sq.ft with Four storied structure standing thereon and recorded as C.I.T. Scheme No-VIII-C plot No- 145, Division No V Sub-Division F, Holding No 80 Dihipanchanagram, 24-Pgs South P.S -Ballygunge, Calcutta - 700017 and being Premises No- 30/6, Jhowtala Road under Police station -Ballygunge, Calcutta, Pin code - 700017 which is more fully and particularly described and

...4.

Abdul Ahad

mentioned in the schedule hereunder written.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said consideration amount being the sum of Rs21,000.00 (Rupees Twenty One thousand) only paid by the Purchaser to the Vendor herein on or before the execution of these presents (the receipt whereof the Vendor doth hereby admit, acknowledge, release, exonerate and discharge the Purchaser and all persons claiming under them and their respective heirs, heiresses, executors, administrators, representatives and assigns and the said entire premises being No- 30/6, Jhowtala Road, under Police Station - Ballygunge, Calcutta, Pincode - 700017 hereby sold to the Purchasers by the Vendor from payment of the same and every part thereof) THE VENDOR DOTH HEREBY GRANT TRANSFER SELL CONVEY ASSIGN AND ASSURE unto the Purchaser his respective heirs, heiresses, executors, administrators, representatives and assigns ALL THAT the premises 30/6, Jhowtala Road under Police station -Ballygunge, Calcutta, Pin code - 700017 covering an area of 10 (Ten) Cottahs 3 (three) Chittacks 32 (thirty- two) Square Feet with structure standing there upon, On the East - Premises No- 7/H/1, New Kasia Bagan Lane, On the West - Premises No P-140, C.I.T. Scheme, On the North - B/2/H/9, Radha Gobinda Saha Lane, On the South - Jhowtala Road, free from all encumbrances, mortgages, charges attachments liens, lispendens and adverse claims HOWSOEVER OTHERWISE the same now are or is or heretofore were or was

situated butted bounded called known numbered described or distinguished TOGETHER WITH all rights, in, to, over, upon, under the common passage on the East side of the said premises for benefits, advantages, of ancient and other rights, ways, paths, common or other passages, drains, pipes, electric lines water courses and all manner of former and other rights, liberties, easements privileges, profits, appendages and appurtenances whatsoever to the said premises thereunto belonging or in anywise appertaining to or with the said premises or any part thereof which now are or at any time heretofore were held used occupied or enjoyed therewith or reported to belong to or be appurtenant thereto or any part thereof at any time heretofore were held, used, occupied or enjoyed with their and every other appurtenances as recited hereinbefore and the reversion, reversions remainder and reminders, rents issues and profits of and with the said premises and every part and parcel thereof AND ALL THE ESTATE RIGHT TITLE INHERITANCE REVERSION REVERSIONS USE TRUST POSSESSION PROPERTY CLAIMS AND DEMANDS WHATSOEVER both at law and in equity of the Vendor of into out of or upon the said premises and every part thereof and all DEEDS PATTAHS MUNIMENTS WRITINGS AND OTHER EVIDENCES OF TITLE which in any way exclusively relate to the said premises hereby sold or any part or parcel thereof and which now are or hereafter shall or may be in the custody power or possession of the Vendor, his heirs, heiresses, administrators representatives or any person or persons from whom they or any of them can or may procure the same without any action or suit at law or in equity TO HAVE AND TO HOLD the said

right, title interest property claims and demands of the vendor in the said premises hereby granted transferred sold conveyed released and confirmed or expressed or intended so to be unto and to the use of the Purchasers absolutely and for ever free from all encumbrances, mortgages, charges, attachments, liens, lis pendens and adverse claims AND THE VENDOR DOETH HEREBY COVENANT with the Purchasers their respective heirs, heiresses executors, administrators representatives and assigns that NOTWITHSTANDING ANY ACT DEED OR THING by the Vendor or any of his predecessors or ancestors-in-title done or executed or knowingly suffered to the contrary he the Vendor now has good right full power and absolute authority to grant sell transfer convey and assign the said premises hereby granted sold transferred conveyed released and assigned or expressed or intended so to be unto and to the use of the Purchasers in manner aforesaid AND THAT the Purchasers shall have power to use the drain, water pipes, water connection, electric lines under, over the common passage and take separate water connection and supply of filtered water in the said premises as mentioned heretofore and also with power to lay underground sewers, pipes and use the same as drains and to replace and repair such sewers, pipe lines at the Purchasers' cost and the Purchasers and all persons, claiming under them shall use the existing drains, pipes, lines connections connecting the said premises and the Purchasers shall at all times hereafter peaceably and quietly enjoy the said premises and every part thereof and

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and receive the rents issues and profits from the occupiers without any lawful eviction, interruptions claims and demands whatsoever from or by the Vendor or his predecessors or ancestors-in-title or any other person or persons lawfully or equitably claiming from under them or any of them AND FURTHER that the Vendor and all persons having or lawfully or equitably claiming any estate or inheritance in the said premises or any part thereof from under them or any of their predecessors or ancestors-in-title shall and will from time to time and at all times hereafter at the request and cost of the Purchasers do and execute or cause to be done or executed all such deeds matters and things for further and more perfectly assuring the said premises and every part thereof and the right to use the common passage and the Purchasers their respective heirs, heiresses, executors administrators representatives and assigns in manner aforesaid as shall and may be reasonably required AND FURTHER the Vendor doth hereby convey, grant, transfer and assign in favour of the Purchasers all his right title and interest in the said premises AND IT IS HEREBY RECORDED that the Purchasers herein shall be entitled to all right, title and interest in the said premises No- 30/6, Jhowtala Road, under Police Station -Ballygunge, Calcutta, pin code - 700017 solely and absolutely

THE SCHEDULE.

ALL THAT the premises 30/6, Jhowtala Road under Police Station-Ballygunge, Calcutta pin code - 700017 covering an area of 10(ten) Cottahs 3(three) Chittacks 32(thirty two) Sq.ft. with Four storied structure standing thereon. On the East Premises No-7/H/1, New Kasia Bagan Lane, on the West -Premises

- : 8 : -

No P-140, C.I.T. Scheme, On the North-B/2/H/9, Radha Gobinda Saha Lane, on the South - Jhowtala Road, Calcutta

IN WITNESS WHEREOF the Vendor hereby put his hand and seal the day month and year first above written.

✓ Abdul Ahad

SIGNED, SEALED AND DELIVERED AT No.

1. Kanai Ghosh
51/1c, Paik Para, Calcutta - 700002

2. রফিকান সান
9 B Marquis Street
Calcutta - 16.

MEMO OF CONSIDERATION.

The Vendor Abdul Ahad received from the Purchasers Kali Sankar Das the sum of Rs21,000.00 (Rupees Twenty One thousands) only being the full consideration money payable by them to the Vendor Abdul Ahad for sale of premises no 30/6, Jhowtala Road under Police station-Ballygunge, Calcutta Pin code -700017 by the Vendor to the Purchasers as below :

WITNESSES :

1. Kanai Ghosh
51/1c, Paik Para
Calcutta - 700002

2. রফিকান সান

✓ Abdul Ahad

Drafted by me
Subhojit Roy Chowdhury
Alipore Police Court
Typed by me
৩০/৬/১০
Alipore Police court.
Cal-27

1971-75
Abstract Ward

M. K. DUBDA



[Signature]
Sub-Registrar
Sealdah, 24 Pab.
[Signature]

M. K. DUBDA



[Signature]
Sub-Registrar
Sealdah, 24 Pab.
21-8-65

[Signature]
Book No.
Volume No.
Pages... 203 to 207
being No. 288
for the year 1965