

1113/20

①-1202 ①-1188



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

①-1202/2020

E 642115

5.25
14/02/2020

15

Certified that the Document is admitted to registration. The endorsement sheet attached with this document are the Part of this document.

Addl. District Sub-Registrar
Asansol, Dist. - Paschim Bardhaman
17 FEB 2020

Ref : Query No. 02050000278412/2020

GRN : 19-201920-018366544-1

DEED OF SALE of Rs. 16,08,000/-

In the District of Paschim Bardhaman,

P.S. Asansol, Mouza Marichkota,

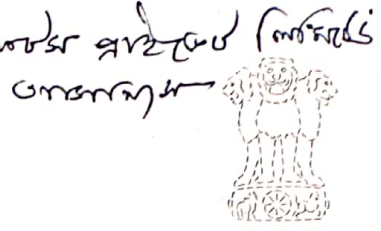
R.S. & L.R. Plot No. 912, 914 and 916,

L.R. Khatian No. 313 and 335,

Measuring : 58 (Fifty eight) decimals of land.

THIS DEED OF SALE made on this the 14th day of February, 2020, BY and BETWEEN :-

ক্রমিক নং ৪০৭৭ তারিখ ২৪/২/২০২০
স্বাক্ষর MD
স্বাক্ষর শ্রী মোঃ কালিম উদ্দিন মোঃ কালিম উদ্দিন
স্টাম্প ডেডলাইন- ৩/৪/২০ তারিখ ২৪/২/২০
১২/১/২০ তারিখ ২৪/২/২০
মিকট হইতে প্রাপ্ত।



MD. Kalimuddin



৯৩৭ ৪৪৪১১৩

Netflex Homes Private Limited

MD. Kalimuddin
Director

As constituted attorney of Sri
Ushapati Kundu, Sri Karilash Pati
Kundu, Sri Dwaraka Pati Kundu,
Sri Raghupati Kundu, Sri Ratipati
Kundu, Sri Ramapati Kundu alias
Rampati Kundu,



Addl. District Sub-Registrar
Asansol, Dist. - Paschim Bardhaman

Ayaz Alam

14 FEB 2020

1) **Sri Ushapati Kundu**, PAN-BETPK8570H, Aadhaar No. 946318875441, 2) **Sri Kailash Pati Kundu**, PAN-AYDPK8431C, Aadhaar No. 543403755260, 3) **Sri Dwaraka Pati Kundu**, PAN-AFEPK7647A, Aadhaar No. 613437426557, 4) **Sri Raghupati Kundu**, PAN-CWOPK2653P, Aadhaar No. 885917848122, 5) **Sri Ratipati Kundu**, PAN- BQGPK1451A, Aadhaar No. 567951015754, 6) **Sri Ramapati Kundu alias Rampati Kundu**, PAN- AEYPK5128H, Aadhaar No. 288223599574, all son of late Rammoy Kundu, all by faith Hindu, by occupation Business, by citizenship Indian, resident of Marichkota, P.O. Ethora, PIN-713359, P.S. Asansol (North), Sub-Division and Addl. Dist. Sub-Registry Office Asansol, Dist. Paschim Bardhaman in the State of West Bengal hereinafter called the "VENDORS" (which expression shall unless excluded by or repugnant to the context include their heirs, successors, executors, legal representatives and assigns) of the ONE PART.

The vendors are represented by their constituted attorney '**NETFLEX HOMES PRIVATE LIMITED**', a company incorporated under the Companies Act 1956, PAN-AAFCN2547K, having it's office at Shakespeare Sarani, Jyoti Nagar, near Webel IT Park, Asansol, P.O. Asansol, PIN-713302, P.S. Asansol (North), Dist. Paschim Bardhaman, represented by it's Director **Md. Kalimuddin** son of late Md. Moinuddin, by faith Muslim, by occupation Business, PAN-APKPK4193F, Aadhaar No. 746225670974, by citizenship Indian,

resident of Haji Nagar Near Idgah Wali Masjid, Railpar, Asansol, P.O. Asansol, PIN-713302, P.S. Asansol (North), Sub-Division & Addl. Dist. Sub-Registry office Asansol, Dist. Paschim Bardhaman duly empowered by a registered deed of General Power of Attorney being no. 020509763 of Book No. I for the year 2019 of Addl. Dist. Sub-Registry office Asansol.

AND

In favour of **JYOTINETFLEX PROJECTS PRIVATE LIMITED**, a company incorporated under the Companies Act 1956, PAN-AAECJ3225F, having its office at Shakespeare Sarani, Jyoti Nagar, near Webel IT Park, Asansol, P.O. Asansol, PIN-713302, P.S. Asansol (North), Dist. Paschim Bardhaman, in the state of West Bengal represented by its Director **Md. Kalimuddin** son of late **Md. Moinuddin**, by faith Muslim, by occupation Business, PAN-APKPK4193F, Aadhaar No. 746225670974, by citizenship Indian, resident of Haji Nagar Near Idgah Wali Masjid, Railpar, Asansol, P.O. Asansol, PIN-713302, P.S. Asansol (North), Sub-Division & Addl. Dist. Sub-Registry office Asansol, Dist. Paschim Bardhaman hereinafter called the "PURCHASER" (which expression shall include its successor-in-office, assigns, legal representatives unless contrary to and repugnant to the context) of the OTHER PART.

WHEREAS one Smt. Bhaiharini Dasi Barui wife of late Dharanidhar Barui was owner of the land measuring land measuring

19 (Nineteen) decimals on R.S. & L.R. Plot No. 912 (Nine hundred twelve), 04 (Four) decimals on R.S. & L.R. Plot No. 914 (Nine hundred fourteen) and 06 (Six) decimals on R.S. & L.R. Plot No. 916 (Nine hundred sixteen) within Mouza Marichkota, P.S. Asansol, Dist. Paschim Bardhaman and her ownership had been duly recorded in the L.R. Record of Rights in L.R. Khatian No. 313 (Three hundred thirteen) of the said Mouza.

AND WHEREAS one Smt. Maheswari Dasi Barui wife of late Durlabh Barui was owner of the land measuring land measuring 20 (Twenty) decimals on R.S. & L.R. Plot No. 912 (Nine hundred twelve), 04 (Four) decimals on R.S. & L.R. Plot No. 914 (Nine hundred fourteen) and 05 (Five) decimals on R.S. & L.R. Plot No. 916 (Nine hundred sixteen) within Mouza Marichkota, P.S. Asansol, Dist. Paschim Bardhaman and her ownership had been duly recorded in the L.R. Record of Rights in L.R. Khatian No. 335 (Three hundred thirty five) of the said Mouza.

AND WHEREAS the above named Smt. Bhaiharini Dasi Barui and Smt. Maheswari Dasi were issueless who died leaving behind their six nephew named 1) Sri Ushapati Kundu, 2) Sri Kailash Pati Kundu, 3) Sri Dwaraka Pati Kundu, 4) Sri Raghupati Kundu, 5) Sri Ratipati Kundu, 6) Sri Ramapati Kundu alias Rampati Kundu (vendors) as only surviving legal heir and successor to inherit the properties left by them.

AND WHEREAS by virtue of such inheritance the vendors have become absolute owner of the total land measuring 58 (Fifty eight) decimals in the above noted plots morefully mentioned in the schedule below and since the date of such inheritance they have been owning and possessing the same peacefully and uninterruptedly.

AND WHEREAS the vendors to meet their lawful necessity have proposed to sell the land measuring 58 (Fifty eight) decimals in the above noted plots morefully mentioned in the schedule below on a consideration of Rs. 16,08,000/- (Rupees sixteen lac eight thousand) only free from all encumbrances.

AND WHEREAS towards the said transaction the purchaser has paid a sum of Rs. 16,08,000/- (Rupees sixteen lac eight thousand) only to the vendors by Chaque.

AND WHEREAS the vendors have received the said sum of Rs. 16,08,000/- (Rupees sixteen lac eight thousand) only from purchaser.

NOW THIS INDENTURE WITNESSETH

That in puṛsuance of the said contract and in consideration of sum of Rs. 16,08,000/- (Rupees sixteen lac eight thousand) only to the vendors paid by the purchaser as per the memo of consideration below, in receipt whereof the vendors hereby admit and acknowledge the said sum of Rs. 16,08,000/- (Rupees sixteen lac eight thousand) only from the purchaser, the vendors doth hereby sell, grant, convey and transfer unto the purchaser all the property mentioned in the schedule hereunder free

from all encumbrance together with all right, title interest and easement and privileges and enjoyment right the vendors have/had and so long enjoyed and also of all areas fully mentioned in the schedule below TO HAVE AND TO HOLD the property hereby granted and conveyed unto and to the use of the said purchaser, it's heirs, successors, executors and assigns forever in the absolute right, title, interest AND the said vendors hereby for themselves, their heirs, executors and assigns covenant with the said purchaser and declare that they are seized and possessed of and have not in any way encumbered or charged the schedule property to be conveyed by this deed of sale and that the said purchaser, it's heirs, successors, executors and assigns shall admit at all times peaceably and quietly possess and enjoy the said land morefully mentioned in the schedule below and receive rents and profits thereof without interruption, claim, or demand whatsoever from or by the said vendors or any person or persons lawfully or equitably claiming for them and that the purchaser is at liberty to use and enjoy the said land mentioned in the schedule below according to it's choice and preference AND THAT the said vendors shall and will for all time to come at the request of the purchaser at the cost of the purchaser, it's heirs, successors, executors or assigns, do or execute or caused to be done or executed all such acts, deeds and things and to swear affidavit/affidavits and to appear personally or through authorised person or persons for further and for more perfectly assuring the title of the purchaser as may

be reasonably required and the vendors further covenant that if it transpires that the property hereby conveyed by the vendors is not free from all encumbrances as herein before stated by the vendor, shall make good all loss to be sustained by the purchaser and to pay the consideration money together with damage at a time.

Be it further stated that the purchaser, it's heirs, successors and assigns will enjoy the land mentioned in the schedule below from generation to generations with all the rights, title interest of the vendors according to it's choice preference and necessity including all sorts of transferring right by way of sale, gift, mortgage, lease etc. and is at liberty to mutata in the name of the purchaser towards of the conveyed property and to pay tax/taxes to the Authority/Authorities in the name of the purchaser from this day of sale having landlord the Govt. of West Bengal through S.D.L. & L.R.O. (Extn.-1), Asansol.

SCHEDULE OF THE PROPERTY

In the Dist. of Paschim Bardhaman, Police Station Asansol, Sub-Division and Addl. Dist. Sub-Registry Office Asansol, J.L. No. 2, Mouza Marichkota,

- 1) R.S. & L.R. Plot No. 912 (Nine hundred twelve) under L.R. Khatian No. 313 (Three hundred thirteen), Class Kanali, measuring 19 (Nineteen) decimals.



- 2) R.S. & L.R. Plot No. 912 (Nine hundred twelve) under L.R. Khatian No. 335 (Three hundred thirty five), Class Kanali, measuring 20 (Twenty) decimals.
- 3) R.S. & L.R. Plot No. 914 (Nine hundred fourteen) under L.R. Khatian No. 313 (Three hundred thirteen), Class Kanali, measuring 04 (Four) decimals.
- 4) R.S. & L.R. Plot No. 914 (Nine hundred fourteen) under L.R. Khatian No. 335 (Three hundred thirty five), Class Kanali, measuring 04 (Four) decimals.
- 5) R.S. & L.R. Plot No. 916 (Nine hundred sixteen) under L.R. Khatian No. 313 (Three hundred thirteen), Class Kanali, measuring 06 (Six) decimals.
- 6) R.S. & L.R. Plot No. 916 (Nine hundred sixteen) under L.R. Khatian No. 335 (Three hundred thirty five), Class Kanali, measuring 05 (Five) decimals.

Total measuring 58 (Fifty eight) decimals of land is hereby sold.

The sold land is all along surrounded by agricultural lands and there is no road.

Proposed use : Kanali.

Proportionate yearly rent is payable to the state of West Bengal through S.D.L. & L.R.O.(Extn.-1), Asansol.

IN WITNESS WHEREOF the vendors execute this deed of sale
on the day, month, year first above written.

WITNESSES

1. *Ajazy Alam*
S/o *Sarfary Alam*
Rail Par, Jahangiri Mohalla
Asansol-2

2. *[Signature]*
Basant Paralik
VIP Enclave
Kolkata - 700059

Netflex Homes Private Limited

MD. Kalimuddin
Director

As constituted attorney of
Sri Ushapati Kundu,
Sri Kailash Pati Kundu,
Sri Dwaraka Pati Kundu,
Sri Raghupati Kundu,
Sri Ratipati Kundu,
Sri Ramapati Kundu alias
Rampati Kundu,

Signature of the Vendors

Drafted & Prepared by me and
printed in my office, read over &
explained by me to the executants.

Majibur Rahaman
(Majibur Rahaman)
Deed Writer, Licence No. 23
A.D.S.R office, Asansol.

Note : One sheet containing the finger
prints and photographs duly attested by
the party concerned is annexed hereto.

MD. Kalimuddin

Govt. of West Bengal
Directorate of Registration & Stamp Revenue
e-Challan

GRN: 192019200183665441

Payment Mode Online Payment

GRN Date: 14/02/2020 15:54:39

Bank : ICICI Bank

BRN : 45974076

BRN Date: 14/02/2020 15:55:31

DEPOSITOR'S DETAILS

Id No. : 02050000278412/5/2020

[Query No./Query Year]

Name : Eyaz Alam

Contact No. :

Mobile No. : +91 7908755807

E-mail :

Address : Jahangiri Mohalla Asansol

Applicant Name : Mr Majibur Rahaman

Office Name :

Office Address :

Status of Depositor : Others

Purpose of payment / Remarks : Sale, Sale Document Payment No 5

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	02050000278412/5/2020	Property Registration- Stamp duty	0030-02-103-003-02	91490
2	02050000278412/5/2020	Property Registration- Registration Fees	0030-03-104-001-16	16087




Total

107577

In Words : Rupees One Lakh Seven Thousand Five Hundred Seventy Seven only

आयकर विभाग
INCOME TAX DEPARTMENT
MD KALIMUDDIN
MOHAMMAD MOINUDDIN
02/01/1981
Permanent Account Number
APKPK4193F
Kalim
Signature

भारत सरकार
GOVT. OF INDIA



24032012

MD. Kalimuddin

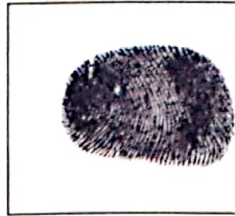


md. kalimuddin

Thumb

Little finger to fore finger

Left Hand



Thumb

Fore finger to little finger

Right Hand



Finger prints attested by me : *md. kalimuddin*

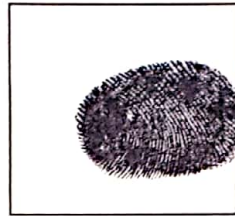


md. kalimuddin

Thumb

Little finger to fore finger

Left Hand



Thumb

Fore finger to little finger

Right Hand



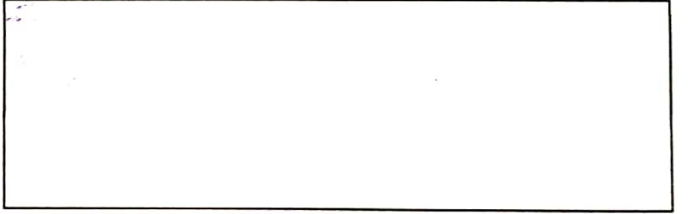
Finger prints attested by me : *md. kalimuddin*

Photograph

Thumb

Little finger to fore finger

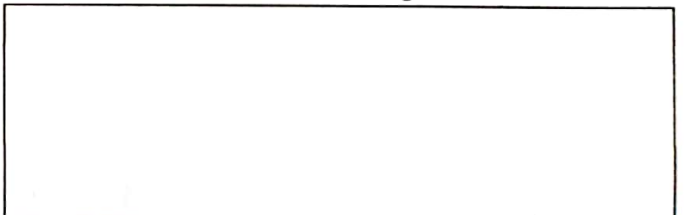
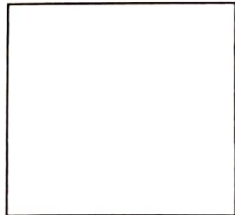
Left Hand



Thumb

Fore finger to little finger

Right Hand



Finger prints attested by me : _____






Government of West Bengal




Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. ASANSOL, District Name :Burdwan

Signature / LTI Sheet of Query No/Year 02050000278412/2020

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Md Kalimuddin Haji Nagar Near Idgah Wali Masjid, Railpar, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302	Attorney of Seller [Shri Ushapati Kundu] ,[Shri Kailash Pati Kundu] ,[Shri Dwaraka Pati Kundu] ,[Shri Raghupati Kundu] ,[Shri Ratipati Kundu] ,[Shri Ramapati Kundu]		 234	 Md Kalimuddin 14/02/2020

Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Ayaz Alam Son of Mr Sarfaraz Alam Jahangiri Mohalla, Raiipar, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302	Md Kalimuddin			 14/2/2020

(Hilol Ghosh)

ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
ASANSOL
Burdwan, West Bengal

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

RAMAPATI KUNDU
RAMMOY KUNDU

11/01/1956

Permanent Account Number
AEYBK5128H

Ramapati Kundu
Signature



Ramapati Kundu
Alias Ramapati Kundu.

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

RATIPATI KUNDU
RAMMAY KUNDU
24/04/1944

Permanent Account Number
BGGPK1451A

Rati pati Kundu
Signature



Rati pati Kundu

आयकर विभाग
INCOME TAX DEPARTMENT
RAGHUPATI KUNDU
RAMMAY KUNDU
03/07/1963
Permanent Account Number
CWOPK2653P
सह आयकर
Signature

भारत सरकार
GOVT OF INDIA



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

DWARAKA PATI KUNDU
RAMMOY KUNDU

01/02/1950

Permanent Account Number

AFEPK7647A

Dwaraka Patil Kundu
Signature





आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT OF INDIA

USHAPATI KUNDU

RAMMAY KUNDU

19/01/1960

Permanent Account Number

BETPK8570H

Ushapati Kundu

Signature



Major Information of the Deed

Deed No :	I-0205-01202/2020	Date of Registration	17/02/2020
Query No / Year	0205-0000278412/2020	Office where deed is registered	
Query Date	14/02/2020 11:13:55 AM	A.D.S.R. ASANSOL, District: Burdwan	
Applicant Name, Address & Other Details	Majibur Rahaman Rashdanga, Asansol, Thana : Asansol (S), District : Burdwan, WEST BENGAL, PIN - 713301, Mobile No. : 7001351146, Status : Deed Writer		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 1]		
Set Forth value	Market Value		
Rs. 16,08,000/-	Rs. 16,08,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 96,490/- (Article:23)	Rs. 16,087/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Burdwan, P.S:- Asansol, Municipality: ASANSOL MC, Road: Unassessed Municipal Road (Marichkota),
Mouza: Marichkota, JI No: 2, Pin Code : 713359

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-912 (RS :-)	LR-313	Kanali	Kanali	19 Dec	5,26,600/-	5,26,600/-	Width of Approach Road: 2 Ft., Adjacent to Metal Road,
L2	LR-912 (RS :-)	LR-335	Kanali	Kanali	20 Dec	5,54,300/-	5,54,300/-	Width of Approach Road: 2 Ft., Adjacent to Metal Road,
L3	LR-914 (RS :-)	LR-313	Kanali	Kanali	4 Dec	1,10,900/-	1,10,900/-	Width of Approach Road: 2 Ft., Adjacent to Metal Road,
L4	LR-914 (RS :-)	LR-335	Kanali	Kanali	4 Dec	1,10,900/-	1,10,900/-	Width of Approach Road: 2 Ft., Adjacent to Metal Road,
L5	LR-916 (RS :-)	LR-313	Kanali	Kanali	6 Dec	1,66,300/-	1,66,300/-	Width of Approach Road: 2 Ft., Adjacent to Metal Road,
L6	LR-916 (RS :-)	LR-335	Kanali	Kanali	5 Dec	1,39,000/-	1,39,000/-	Width of Approach Road: 2 Ft., Adjacent to Metal Road,
TOTAL :					58Dec	16,08,000 /-	16,08,000 /-	
Grand Total :					58Dec	16,08,000 /-	16,08,000 /-	

Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Shri Ushapati Kundu Son of Late Rammoy Kundu Marichkota, P.O:- Ethora, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713359 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BETPK8570H, Aadhaar No: 94xxxxxxxx5441, Status :Individual, Executed by: Attorney, Executed by: Attorney
2	Shri Kailash Pati Kundu Son of Late Rammoy Kundu Marichkota, P.O:- Ethora, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713359 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AYDPK8431C, Aadhaar No: 54xxxxxxxx5260, Status :Individual, Executed by: Attorney, Executed by: Attorney
3	Shri Dwaraka Pati Kundu Son of Late Rammoy Kundu Marichkota, P.O:- Ethora, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713359 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFEPK7647A, Aadhaar No: 61xxxxxxxx6557, Status :Individual, Executed by: Attorney, Executed by: Attorney
4	Shri Raghupati Kundu Son of Late Rammoy Kundu Marichkota, P.O:- Ethora, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713359 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: CWOPK2653P, Aadhaar No: 88xxxxxxxx8122, Status :Individual, Executed by: Attorney, Executed by: Attorney
5	Shri Ratipati Kundu Son of Late Rammoy Kundu Marichkota, P.O:- Ethora, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713359 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BQGPK1451A, Aadhaar No: 56xxxxxxxx5754, Status :Individual, Executed by: Attorney, Executed by: Attorney
6	Shri Ramapati Kundu, (Alias: Shri Rampati Kundu) Son of Late Rammoy Kundu Marichkota, P.O:- Ethora, P.S:- Asansol, District:-Burdwan, West Bengal, India, PIN - 713359 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AEYPK5128H, Aadhaar No: 28xxxxxxxx9574, Status :Individual, Executed by: Attorney, Executed by: Attorney

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	JYOTINETFLEX PROJECTS PRIVATE LIMITED Shakespeare Sarani, Jyoti Nagar, Near Webel IT Par, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302 , PAN No.:: AAECJ3225F,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Md Kalimuddin (Presentant) Son of Late Md Moinuddin Director, NETFLEX HOMES PRIVATE LIMITED , Shakespeare Sarani, Jyoti Nagar, Near Webel IT Park, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302 , Haji Nagar Near Idgah Wali Masjid, Railpar, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , PAN No.:: APKPK4193F, Aadhaar No: 74xxxxxxxx0974 Status : Attorney, Attorney of : Shri Ushapati Kundu, Shri Kailash Pati Kundu, Shri Dwaraka Pati Kundu, Shri Raghupati Kundu, Shri Ratipati Kundu, Shri Ramapati Kundu

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Md Kalimuddin Son of Late Md Moinuddin Haji Nagar Near Idgah Wali Masjid, Railpar, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , PAN No.:: APKPK4193F, Aadhaar No: 74xxxxxxx0974 Status : Representative, Representative of : JYOTINETFLEX PROJECTS PRIVATE LIMITED (as Director)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Ayaz Alam Son of Mr Sarfaraz Alam Jahangiri Mohalla, Railpar, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:-Burdwan, West Bengal, India, PIN - 713302			
Identifier Of Md Kalimuddin			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Shri Ushapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.16667 Dec
2	Shri Kailash Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.16667 Dec
3	Shri Dwaraka Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.16667 Dec
4	Shri Raghupati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.16667 Dec
5	Shri Ratipati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.16667 Dec
6	Shri Ramapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.16667 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Shri Ushapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.33333 Dec
2	Shri Kailash Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.33333 Dec
3	Shri Dwaraka Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.33333 Dec
4	Shri Raghupati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.33333 Dec
5	Shri Ratipati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.33333 Dec
6	Shri Ramapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-3.33333 Dec

Transfer of property for L3

Sl.No	From	To. with area (Name-Area)
1	Shri Ushapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
2	Shri Kailash Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
3	Shri Dwaraka Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
4	Shri Raghupati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
5	Shri Ratipati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
6	Shri Ramapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec

Transfer of property for L4

Sl.No	From	To. with area (Name-Area)
1	Shri Ushapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec

2	Shri Kailash Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
3	Shri Dwaraka Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
4	Shri Raghupati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
5	Shri Ratipati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec
6	Shri Ramapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.666667 Dec

Transfer of property for L5

Sl.No	From	To. with area (Name-Area)
1	Shri Ushapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-1 Dec
2	Shri Kailash Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-1 Dec
3	Shri Dwaraka Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-1 Dec
4	Shri Raghupati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-1 Dec
5	Shri Ratipati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-1 Dec
6	Shri Ramapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-1 Dec

Transfer of property for L6

Sl.No	From	To. with area (Name-Area)
1	Shri Ushapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.833333 Dec
2	Shri Kailash Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.833333 Dec
3	Shri Dwaraka Pati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.833333 Dec
4	Shri Raghupati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.833333 Dec
5	Shri Ratipati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.833333 Dec
6	Shri Ramapati Kundu	JYOTINETFLEX PROJECTS PRIVATE LIMITED-0.833333 Dec

Land Details as per Land Record

District: Burdwan, P.S:- Asansol, Municipality: ASANSOL MC, Road: Unassessed Municipal Road (Marichkota), Mouza: Marichkota, JI No: 2, Pin Code : 713359

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 912, LR Khatian No:- 313	Owner:ভয়হারিনী দাসী বাড়ুই, Gurdian:ধরনীধর , Address:নিজ , Classification:কানালী, Area:0.19000000 Acre,	Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 912, LR Khatian No:- 335	Owner:মহেশ্বরী দাসী বাড়ুই, Gurdian:দুর্লভ , Address:নিজ , Classification:কানালী, Area:0.20000000 Acre,	Seller is not the recorded Owner as per Applicant.
L3	LR Plot No:-914, LR Khatian No:- 313	Owner:ভয়হারিনী দাসী বাড়ুই, Gurdian:ধরনীধর , Address:নিজ , Classification:কানালী, Area:0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.
L4	LR Plot No:- 914, LR Khatian No:- 335	Owner:মহেশ্বরী দাসী বাড়ুই, Gurdian:দুর্লভ , Address:নিজ , Classification:কানালী, Area:0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.
L5	LR Plot No:- 916, LR Khatian No:- 313	Owner:ভয়হারিনী দাসী বাড়ুই, Gurdian:ধরনীধর , Address:নিজ , Classification:কানালী, Area:0.06000000 Acre,	Seller is not the recorded Owner as per Applicant.

L6	LR Plot No:- 916, LR Khatian No:- 335	Owner:महेश्वरी दासी बाड़ुई, Gurdian:दुर्लभ , Address:निज , Classification:कानाली, Area:0.05000000 Acre,	Seller is not the recorded Owner as per Applicant.
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On 14-02-2020

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

Presented for registration at 17:25 hrs on 14-02-2020, at the Private residence by Md Kalimuddin ..

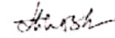
Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 16,08,000/-

Executed by Attorney

Execution by Md Kalimuddin , Director, NETFLEX HOMES PRIVATE LIMITED (Private Limited Company), Shakespeare Sarani, Jyoti Nagar, Near Webel IT Park, Asansol, P.O:- Asansol, P.S:- Asansol, Asansol, District:- Burdwan, West Bengal, India, PIN - 713302 as the constituted attorney of 1. Shri Ushapati Kundu Marichkota, P.O: Ethora, Thana: Asansol, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713359, 2. Shri Kailash Pati Kundu Marichkota, P.O: Ethora, Thana: Asansol, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713359, 3. Shri Dwaraka Pati Kundu Marichkota, P.O: Ethora, Thana: Asansol, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713359, 4. Shri Raghupati Kundu Marichkota, P.O: Ethora, Thana: Asansol, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713359, 5. Shri Ratipati Kundu Marichkota, P.O: Ethora, Thana: Asansol, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713359, 6. Shri Ramapati Kundu , Shri Rampati Kundu Marichkota, P.O: Ethora, Thana: Asansol, , Burdwan, WEST BENGAL, India, PIN - 713359 is admitted by him

Indetified by Mr Ayaz Alam, , Son of Mr Sarfaraz Alam, Jahangiri Mohalla, Railpar, Asansol, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713302, by caste Muslim, by profession Others



Hillol Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Burdwan, West Bengal

On 17-02-2020

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 16,087/- (A(1) = Rs 16,080/- ,E = Rs 7/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 16,087/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 14/02/2020 3:55PM with Govt. Ref. No: 192019200183665441 on 14-02-2020, Amount Rs: 16,087/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 45974076 on 14-02-2020, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 96,490/- and Stamp Duty paid by Stamp Rs 5,000/-
by online = Rs 91,490/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 499, Amount: Rs.5,000/-, Date of Purchase: 14/02/2020, Vendor name: K Dawn
 2. Stamp: Type: Court Fees, Amount: Rs.10/-
- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 14/02/2020 3:55PM with Govt. Ref. No: 192019200183665441 on 14-02-2020, Amount Rs: 91,490/-, Bank:
ICICI Bank (ICIC0000006), Ref. No. 45974076 on 14-02-2020, Head of Account 0030-02-103-003-02

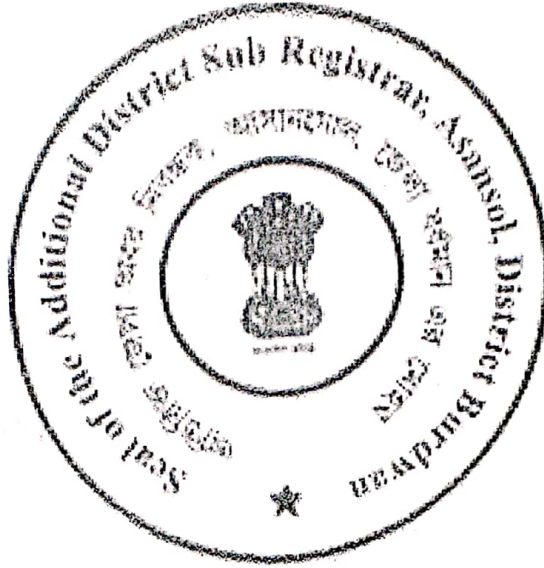
Hilal Ghosh

Hilal Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Burdwan, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0205-2020, Page from 25853 to 25880
being No 020501202 for the year 2020.



Digitally signed by HILLOL GHOSH
Date: 2020.02.17 14:53:49 +05:30
Reason: Digital Signing of Deed.

Hillol Ghosh

(Hillol Ghosh) 2020/02/17 02:53:49 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
West Bengal.

(This document is digitally signed.)