

15/08/23

N-14537/23



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

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

DEED OF DECLARATION.

District Sub-Register-III
Alipore, South 24-parganas

We 1) SRI TAPAN DUTTA (Aadhaar No.3818 6980 5163)

(PAN: ASDPD3904B) alias TAPAN KUMAR DUTTA son of SEP 2023

Late Dharendra Nath Dutta and Late Hena Rani Dutta, by faith-Hindu, by occupation - Retired, 2) **SRI GAUTAM DUTTA**

(Aadhaar No.8828 1021 6593) (PAN: AESPD5907P) alias GAUTAM KUMAR DUTTA Late Dharendra Nath Dutta and

Late Hena Rani Dutta, by faith- Hindu, by Occupation-Business, both residing at Kalua, Bidhan Pally, P.O-R.C.Thakurani, Police Station- Haridevpur, Kolkata- 700104 do hereby declare as follows:-

1. That the mother of the Owners herein namely **HENA RANI DUTTA** was the lawful and absolute Owner of **ALL THAT** piece and parcel of Bastu land measuring about 4 Cottah 00 Chittack 00 sq.ft equivalent to 7 decimal together with building thereon lying and situates at Mouza- Purba Barisha, Pargana- Khaspur, J.L. NO. 23, R.S NO. 43, Touzi No. 1-5, C.S Khatian No. 31, 32, 33 under C.S Dag No. 2186, corresponding to R.S Khatian No. 1976, R.S Dag No. 2186/2446, corresponding to L.R Khatian No. 8210, L.R Dag No. 2186/2446 within the limits of Joka -II Gram Panchayat now within the Kolkata Municipal Corporation Ward No. 143, **K.M.C Premises at 70 Mahatma Gandhi Road**, Police Station- Behala then Thakurpukur now Haridevpur, Kolkata- 700 104, Addl. District Sub Registry Office - Behala, District Sub Registry Office - Alipore, District - South 24 Parganas.
2. That said property actually belonged to **Smt. Priyabala Gupta**, who had purchased **ALL THAT** piece and parcel of Bastu land measuring about 34 decimal out of 70 decimal lying and situates at Mouza- Purba Barisha, Pargana- Khaspur, J.L. NO. 23, R.S NO. 43, Touzi No. 1-5, C.S Khatian No. 31, 32, 33 under C.S Dag No. 2186, Police Station- Behala, District Sub Registry Office - Alipore, District - 24 Parganas from **Smt. Aruna Bala Sengupta** wife of Satish Chandra Sengupta and others, through a registered deed of sale written in Bengali, registered before the Sub Registrar at Behala and recorded therein Book NO. I Volume No.6 Pages 11 to 16 being **deed no. 131 for the year 1953**.

3. That after purchasing the same said Priya Bala Gupta sold, transferred **ALL THAT** piece and parcel of Bastu land measuring about 4 Cottah 00 Chittack 00 sq.ft equivalent to 7 decimal out of 34 decimal lying and situates at Mouza- Purba Barisha, Pargana- Khaspur, J.L. NO. 23, R.S NO. 43, Touzi No. 1-5, C.S Khatian No. 31, 32 & 33 under C.S Dag no. 2186, Police Station- Behala, District Sub Registry Office – Alipore at Behala, In the District - 24 Parganas, to and in favour of mother of the declarants herein namely **HENA RANI DUTTA (since deceased) wife of Dharendra Nath Dutta**. The said deed of sale is registered before the Sub Registrar at Behala and recorded therein Book NO. I Volume NO. 20 Pages 163 to 170 being deed no. 1390 for the year 1955.
4. Thereafter the said land came under Revenue Settlement and C.S Dag NO. 2186 changed to R.S. Dag No. 2186/2446 under new R.S Khatian No. 1976, in Mouza- Purba Barisha, J.L. No. 23, R.S NO. 43, P.S- Behala, in the District 24 Parganas.
5. That after purchasing the same said **HENA RANI DUTTA** started enjoying the same by constructing building thereon and during his life time executed and registered a deed of family settlement in respect of the aforesaid property in favour of his two sons namely **Sri Tapan Dutta alias Tapan Kumar Dutta and Sri Gautam Dutta alias Gautam Kumar Dutta**, Declarant herein and one grandson namely **Utsab Dutta** (since deceased- died while bachelor) son of Sri Gautam Dutta. The said deed of family settlement is registered before the **District Sub Registrar at Alipore**

and recorded therein Book No. I Volume NO. 196 Pages 40 to 52 being deed no. 10655 for the year 1993. But inadvertently in the said deed in all places where Dag number is mentioned including four scheduled in the said deed **R.S Dag no. 2186/2446 is wrongly typed as Dag No. 218** only and **(C.S) Khatian No. 31, 32 & 33** has been typed as Khatian No. 32/33 under **Khatian No. 31**, R.S Khatian No. 1976 and in the plan annexed thereto actual C.S Dag Number is rightly written as 2186, Police Station- Behala then Thakurpukur, Addl. District Sub Registrar at Behala, District Sub Registry Office – Alipore, District - South 24 Parganas.

6. That subsequently said land came within the purview of the Kolkata Municipal Corporation under Ward No. 143 and it is mutated before the K.M.C and recorded as K.M.C Premises No. 70 Mahatma Gandhi Road, Police Station- Haridevpur, Kolkata- 700104, in respect of Assessee No. 71-143-1401-48 -8.
7. this **DECLARATION FOR RECTIFICATION** is being executed to rectify the said mistakes in typing as wrong R.S Dag NO. 218 in place of **Actual R.S Dag No. 2186/2446** and Khatian No. 32/33 under 31 mentioned in place of actual **R.S Khatian No.1976**, lying and situates at Mouza- Purba Barisha, Pargana- Khaspur, in the District - South 24 Parganas.
8. Subsequently said land was assessed in Latest Survey as known by Mouza- Purba Barisha, L.R Dag No.2186/2446, L.R Khatian No. 8210.

HENCE said Dag number and Khatian numbers of the Ka, Kha, Ga, Gha schedules of the said Family Settlement deed being no.10655/1993 be recertified as Mouza- Purba Barisha, Pargana- Khaspur, J.L. NO. 23, R.S NO. 43, Touzi No. 1-5, R.S Khatian No. 1976 under R.S Dag no. 2186/2446, P.S- Behala then Thakurpukur now Haridevpur, District -South 24 Parganas.

I hereby also declare that beside the aforesaid corrections in respect of the said land, area of land, boundary, location and other clauses, terms and conditions, of the said deed shall remain unchanged.

IN WITNESS WHEREOF the executants put their signature on this 20th day of September '2023.

Witnesses:

1. Sanjay Sarda
M.G. Road Paschim Medinipur
KOL-69
2. Soumen Ghosh
192/5 M. G. Road
KOL-700104

1. Tapas Datta.

2. Gautam Datta.
DECLARANT

Drafted by me as per documents produced by the declarant herein,
S. Das Ghosh (WB-1278/99)
Alipore Judges Court,
Kolkata- 700 027.

Typed By:

B. Mondal
B.Mondal. Aparajita, Kol-104.



LEFT HAND					
RIGHT HAND					

NAME : TAPAN DUTTA

SIGNATURE : Tapan Dutta



LEFT HAND					
RIGHT HAND					

NAME : GAUTAM DUTTA

SIGNATURE : Gautam Dutta



ভারত সরকার
Government of India



প্রতীক মজুমদার
Pratik Majumder

পিতা : প্রসান্ত মজুমদার
Father : Prasanta Majumder
জন্মতারিখ / DOB : 11/12/1989
পুরুষ / Male



8301 0212 1551

আধার - সাধারণ মানুষের অধিকার



ভারতীয় অনন্য সনাক্তকরণ অধিকার
Unique Identification Authority of India

ঠিকানা: 73, এম. জি. রোড, বিধান Address: 73, M. G. ROAD,
পল্লী, কোলকাতা (পূর্ব দি), জোকা, BIDHAN PALLY, Kolkata (MC),
কোলকাতা, পশ্চিম বঙ্গ, 700104 R.C. Thakurani, Kolkata, West
Bengal, 700104

8301 0212 1551

1847
1800 300 1947

✉
help@uidai.gov.in

www
www.uidai.gov.in

Major Information of the Deed



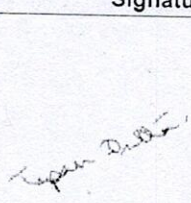
Deed No :	I-1603-14537/2023	Date of Registration	20/09/2023
Query No / Year	1603-2002366359/2023	Office where deed is registered	
Query Date	18/09/2023 12:59:11 AM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Soumen Ghosh 192/5 M G Road, Thana : Thakurpukur, District : South 24-Parganas, WEST BENGAL, PIN - 700104, Mobile No. : 8013399669, Status : Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
Rs. 20,00,000/-	Rs. 71,99,999/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 20/- (Article:4)	Rs. 39/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		



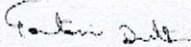
Land Details :

District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Mahatma Gandhi Rd, Road Zone : (J.L. Sarani -- Kabar Danga More (Premises Located on M.G.Road)) , , Premises No: 70, , Ward No: 143 Pin Code : 700104




Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	4 Katha	20,00,000/-	71,99,999/-	Property is on Road
Grand Total :				6.6Dec	20,00,000 /-	71,99,999 /-	

Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr TAPAN DUTTA, (Alias: Mr Tapan Kumar Dutta) Son of Late Dharendra Nath Dutta Executed by: Self, Date of Execution: 20/09/2023 , Admitted by: Self, Date of Admission: 20/09/2023 ,Place : Office	 <small>20/09/2023</small>	 <small>LTI 20/09/2023</small>	 <small>20/09/2023</small>
Kalua Bidhan Pally, City:- Not Specified, P.O:- Joka, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700104 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: ASxxxxxx4B, Aadhaar No: 38xxxxxxxx5163, Status :Individual, Executed by: Self, Date of Execution: 20/09/2023 , Admitted by: Self, Date of Admission: 20/09/2023 ,Place : Office				

Name	Photo	Finger Print	Signature
2 Mr GAUTAM DUTTA, (Alias: Mr Goutam Kumar Dutta) (Presentant) Son of Late Dharendra Nath Dutta Executed by: Self, Date of Execution: 20/09/2023 , Admitted by: Self, Date of Admission: 20/09/2023 ,Place : Office			
	20/09/2023	LTI 20/09/2023	20/09/2023
Kalua Bidhan Pally, City:- Not Specified, P.O:- Joka, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700104 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AExxxxxx7P, Aadhaar No: 88xxxxxxxx6593, Status :Individual, Executed by: Self, Date of Execution: 20/09/2023 , Admitted by: Self, Date of Admission: 20/09/2023 ,Place : Office			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Pratik Majumder Son of Mr Prasanta Majumder 73,M G ROAD, City:- Not Specified, P.O:- Joka, P.S:-Thakurpukur, District:-South 24 -Parganas, West Bengal, India, PIN:- 700104			
	20/09/2023	20/09/2023	20/09/2023

Identifier Of Mr TAPAN DUTTA, Mr GAUTAM DUTTA

Endorsement For Deed Number : I - 160314537 / 2023

On 20-09-2023

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 14:24 hrs on 20-09-2023, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr GAUTAM DUTTA Alias Mr Goutam Kumar Dutta, one of the Executants.

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

Execution is admitted on 20/09/2023 by 1. Mr TAPAN DUTTA, Alias Mr Tapan Kumar Dutta, Son of Late Dharendra Nath Dutta, Kalua Bidhan Pally, P.O: Joka, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Hindu, by Profession Retired Person, 2. Mr GAUTAM DUTTA, Alias Mr Goutam Kumar Dutta, Son of Late Dharendra Nath Dutta, Kalua Bidhan Pally, P.O: Joka, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Hindu, by Profession Business

Identified by Mr Pratik Majumder, , Son of Mr Prasanta Majumder, 73,M G ROAD, P.O: Joka, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700104, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39.00/- (E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 39.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 20.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 840, Amount: Rs.20.00/-, Date of Purchase: 08/09/2023, Vendor name: Bidyut Kr Saha



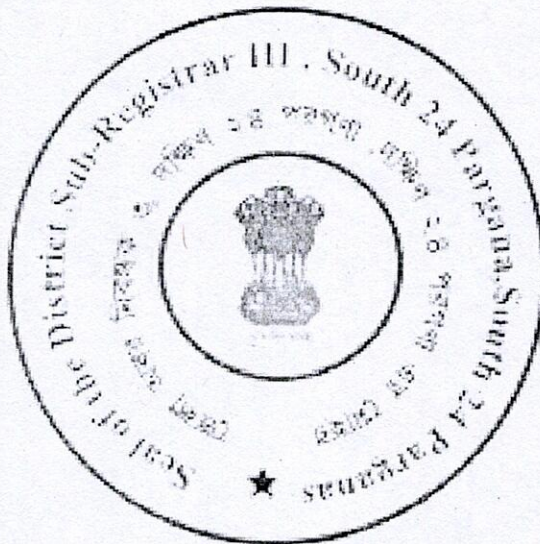
Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2023, Page from 390875 to 390886

being No 160314537 for the year 2023.



Dhar

Digitally signed by Debasish Dhar
Date: 2023.09.21 11:03:21 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 21/09/2023

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS

West Bengal.