

12398

T-12519/2022

[1]



2/8/22

पश्चिम बंगाल WEST BENGAL

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AL 831027

The document is subject to registration. The signature sheet or sheets attached with this document are the part of this documents.

[Handwritten Signature]

Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

U 2 AUG 2022

DEED OF SALE

THIS DEED OF SALE is made on 02nd day of August 2022, (Two Thousand and Twenty Two)

BETWEEN

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

GRN Details

GRN: 192022230088333681 Payment Mode: Online Payment
GRN Date: 02/08/2022 10:20:58 Bank/Gateway: ICICI Bank
BRN : 85177786 BRN Date: 02/08/2022 10:22:04
Payment Status: Successful Payment Ref. No: 2002345235/1/2022
[Query No*/Query Year]

Depositor Details

Depositor's Name: BINTU MOLLA
Address: bhangar
Mobile: 7003753732
Depositor Status: Others
Query No: 2002345235
Applicant's Name: Mr BINTU MOLLA
Identification No: 2002345235/1/2022
Remarks: Sale, Sale Document

Payment Details

Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	2002345235/1/2022	Property Registration- Stamp duty	0030-02-103-003-02	187030
2	2002345235/1/2022	Property Registration- Registration Fees	0030-03-104-001-16	62384
Total				249414

IN WORDS: TWO LAKH FORTY NINE THOUSAND FOUR HUNDRED FOURTEEN ONLY.

NARENDRA NATH CHOWDHURY, (Pan No-ACHPC3702E) Aadhaar No- 9500 7908 3714, S/O- late Atal Bihari Chowdhury, residing at- HF-14/1A, S.L Sarani, Baguiati, P.O- Aswini Nagar, P.S- Baguiati, Dist- North 24 Parganas, Pin No- 700159, by faith- Hindu, by Occupation- Business, by Nationality- Indian, hereinafter called and referred to as the **VENDOR**, (which expression shall unless excluded by or repugnant to the context be deemed to mean and include theirs legal heirs, executors, administrator, representatives and/ or assigns) of the **FIRST PART**.

= AND =

1. HASAN AHMED HABIBULLAH, (Pan No-AAUPH9329P), Aadhaar No. 9927 9971 6956, Son of Nur Muhammad Khalihullah, residing at-Flat No. 10 20B Lower Range, P.O-Circus Avenue, P.S- Karaya, Dist- Kolkata, Pin No- 700017, by faith-Muslim,, by Occupation- Service, **2. MASUMA PARVIN CHOWDHURY**, (Pan No-BGBPC2003D), Aadhaar No. 5247 4080 2805, Wife of Hasan Ahmed Habibullah, residing at-Flat No. 10 20B Lower Range, P.O-Circus Avenue, P.S- Karaya, Dist- Kolkata, Pin No- 700017, by faith-Muslim, by Occupation- House Wife, **3. TAIYEBA KHATUN**, (Pan No-BPRPK0509M), Aadhaar No. 5669 7884 4199, Wife of Md. Farmanuz Zaman, residing at- Village & P.O. Kutubgarj, P.S- Pukhuria, Dist- Malda, Pin No. 732102, Now at Present Address at- Flat- L-7, H.C. Block, K.P Abasan, Sector-3, Salt Lake, P.O- IB Market, P.S- Bidhan Nagar (South), Dist.- North 24 Parganas, Kolkata- 700106, by faith-Muslim, by Occupation- House Wife, by Nationality- Indian, hereinafter called and referred to as the **PURCHASERS**, (which expression unless excluded by or repugnant to the context shall be deemed to include her heirs, administrators, representatives, executors and/ or assigns) of the **SECOND PART**.

WHEREAS ALL THAT piece and parcel of Land admeasuring an area **04.95 Decimal** out of 15.79 Decimal out of 429 Decimal more or less, comprised in C.S Khatian No. 462, R.S Khatian No. 664, L.R. Khatian No- 847/1, C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas, more fully and particularly described in the **Schedule** hereunder written.

AND WHEREAS One Foni Sardar Gang, was the absolutely owner, comprised in C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas.

AND WHEREAS by virtue of a Deed of Kobala Dated on 07/06/1939, duly registered in the office of Dum Dum Kashipur, recorded in Book No. I, Volume No. 27, Page from 264 to 266, Being No. 1835 for the year 1939, and the said **Foni Sardar Gang**, indefeasibly sold, transferred, conveyed, assigned and assured for the consideration in favour of **Bakaridan Mistry & Mohammad Sarif Mistry**.

AND WHEREAS by virtue of a Deed of Kobala Dated on 14/08/1940, duly registered in the office of Dum Dum Kashipur, recorded in Book No. I, Volume No. 38, Page from 235 to 237, Being No. 2256 for the year 1940, and the said **Bakaridan Mistry & Mohammad Sarif Mistry**, indefeasibly sold, transferred, conveyed, assigned and assured for the consideration in favour of **Sk Habibulla**.

AND WHEREAS by virtue of a Deed of Kobala Dated on 29/01/1958, duly registered in the office of Dum Dum Kashipur, recorded in Book No. I, Volume No. 26, Page from 42 to 47, Being No.

507, for the year 1958, and the said **Sk Habibulla**, indefeasibly sold, transferred, conveyed, assigned and assured for the consideration in favour of **Nirmala Bala Mondal**.

AND WHEREAS by virtue of above sale deed the said Nirmala Bala Mondal, is mutated her name with the records of Revisional Settlement land measuring an area of 05 Acre 25 Decimals, comprised in C.S Khatian No. 462, R.S Khatian No. 664, C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas.

AND WHEREAS by virtue of a Deed of Kobala Dated on 04/05/1981, duly registered in the office of Dum Dum Kashipur, recorded in Book No. I, Volume No. 111, Page from 66 to 69, Being No. 4330, for the year 1981, and the said **Nirmala Bala Mondal**, indefeasibly sold, transferred, conveyed, assigned and assured for the consideration in favour of **Kalipada Mondal & Palan Chandra Roy**.

AND WHEREAS by virtue of a Deed of Partition Dated on 06/06/1983, duly registered in the office of Dum Dum Kashipur, recorded in Book No. I, Volume No. 153, Page from 86 to 98, Being No. 5829, for the year 1983, and the said **Kalipada Mondal & Palan Chandra Roy**, partition for their convenience of possession.

AND WHEREAS by virtue of above partition deed the said Kalipada Mondal, is the owner of land measuring an area of 09 Katha 09 Chatak or 16 Decimal more or less, comprised in C.S Khatian No. 462, R.S Khatian No. 664, C.S Dag No. 1236. R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L.

No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas.

AND WHEREAS by virtue of a Deed of Kobala Dated on 18/09/1989, duly registered in the office of Bidhannagar, recorded in Book No. I, Volume No. 152, Page from 139 to 148, Being No. 7109, for the year 1989, and the said Kalipada Mondal, indefeasibly sold, transferred, conveyed, assigned and assured for the consideration in favour of present vendor **NARENDRA NATH CHOWDHURY**.

AND WHEREAS by virtue of above sale deed the said **Narendra Nath Chowdhury**, is mutated his name with the records of L.R Settlement land measuring an area of **15.79 Decimal** more or less out of 429 Decimal, comprised in C.S Khatian No. 462, R.S Khatian No. 664, L.R Khatian No. 847/1, under C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas.

AND WHEREAS the Vendor herein are the absolutely rightful L.R recorded owner of ALL THAT PIECE AND PARCEL OF Land measuring an area **15.79 Decimal** more or less out of 429 Decimal, comprised in C.S Khatian No. 462, R.S Khatian No. 664, C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas.

AND WHEREAS the Vendor hereto in urgent need of money and for other lawful reasons offered to sale, transfer and convey ALL THAT demarcated plot of land measuring **04.95 Decimal** out of 15.79 Decimal out of 429 Decimal more or less, comprised in C.S Khatian No. 462, R.S Khatian No. 664, L.R.

Khatian No- 847/1, C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas, more fully mentioned in the schedule hereunder written (hereinafter for the sake of brevity referred to as "the said property") at or for the total price and/or consideration of **Rs. 53,00,000/-** only.

AND WHEREAS the vendor have made the following representation to the purchasers and offered to sell the said property to the purchaser, as and where it is:

1. That the vendor is absolute owner in respect of the said property have a good marketable title over and in respect of the said property and save and expect the vendor nobody else whatsoever or howsoever into or upon the said property.
2. That the said property is free from all encumbrance, charges, liens, listened, attachments, trust, acquisitions and requisition whatsoever or howsoever.
3. That all the panchayet and Government rates, taxes, revenue and outgoing payable in respect of the said property have been paid.
4. That the vendor have not entered in to any agreement for sale or transfers of any nature whatsoever in respect of the said property with anybody whatsoever.
5. That the said property is not subject to any notice of acquisition or neither requisition nor that is the same subject to any attachment under the

6. The vendor is legally competent to sell and transfer the said property.

AND WHEREAS the Purchasers believing that the aforesaid representations and assurances of the vendor to be true and relying on the same and setting own the faith there of Purchaser has agreed to purchase and acquire ALL THAT herein after referred to "as the said Property" more fully and particularly described in the **SCHEDULE** hereunder written, Which are found to be free from all encumbrances, charges, liens, listened, attachment, trust whatsoever or howsoever at and for a total consideration of **Rs. 53,00,000/-** only free from all encumbrances, liens, charges, and mortgages, whatsoever.

NOW THIS INDENTURE WITNESSETH as follows:

That in the premises aforesaid and in consideration of the said sum of **Rs. 53,00,000/-** only paid by the purchase to the vendor here in on or before the execution of these presents (the receipts whereof the vender do and each of them both hereby submit and acknowledge and also admit by the memo or consideration written here in below for ever annexed acquit release and discharge the purchaser as also the said property and every part thereof unto the purchaser the vendors do and each of them both hereby grant, convey, transfer assign and assure into the purchasers land at measuring an area **04.95 Decimal** out of 15.79 Decimal out of 429 Decimal more or less, comprised in C.S Khatian No. 462, R.S Khatian No. 664, L.R. Khatian No- 847/1, C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, Dist- North 24 parganas, hereinafter called

SCHEDULE hereunder written and free from all encumbrance whatsoever having a good and marketable title in respect thereof **ALLTOGETHER WITH** all rights privileges, amenities, easement, quasi easements and appurtenance whatsoever to the said property and hereditaments belonging to the said property and the said property and **TO HAVE AND TO HOLD** the said property and the inheritance thereof simple unto purchasers absolute the hereby granted or expressed so to be unto and to the use of the purchasers absolutely and forever free from all encumbrances whatsoever **AND** the vendors do and both hereby covenant that notwithstanding and any Act. and or thing by the vendors or any of their predecessors-in-title done executed knowingly suffered to the contrary the vendors have full rights, power and absolute authority to grant convey and transfer the said property **AND** the vendors are lawfully and absolutely entitled to said property as an indefeasible estate without any manner of condition use, trust of thing whatsoever **AND THAT** notwithstanding the vendors has good right, full power, absolute authority to transfer, sale, convey, transfer, assign and assurance to the purchasers the said property here by granted, sold, transferred, conveyed, expressed and intended to be un to the use of the purchaser and its successor-in-interest and assigns, in the manner aforesaid and the vendors further assure the purchaser that the purchasers shall at all times hereafter peaceably and quietly possess and enjoy the said property and raise further structure, mutate his name before the settlement of- fice take overhead/ underground electric line, telephone line, water pipe line or utilize for any other purpose/ purposes for the use of the purchasers as per the Gram panchayet & Govt. Act and rules. **AND FURTHER** the purchasers shall be entitle to receive the rents, profits issues thereof without any claim or demand whatsoever from or by the vendors and any portion/persons lawfully and/or equitably claiming from under or in trust from the vendor from or

under any of their predecessor-in-title **AND** further the vendor shall and will at all times at the request of the purchaser if necessary do or execute or cause to be done such act, deed and thing whatsoever for further or more perfectly assuring the said property every part as be reasonably required and the vendor doth here by covenant with the purchasers their successors-in-interest and assigning that the vendor and his successors-in-interest and assigns shall upon reasonable request and at the cost of the purchasers produce or cause to be produce to it or its agents at any trial hearing commission as occasion will arise required for any deeds in writing for the purpose of showing their title to the said property **AND** that all outgoing on account of Panchayet and Government rates, taxes, revenues and outgoing payable up to the date of these presents shall be borne and paid by the vendor.

-: SCHEDULE OF THE PROPERTY:-

ALL THAT the pieces and parcels of "**Shali**" aggregating to an area of Land **04.95 Decimal** out of 15.79 Decimal out of 429 Decimal more or less, comprised in C.S Khatian No. 462, R.S Khatian No. 664, L.R. Khatian No- 847/1, C.S Dag No. 1236, R.S & L.R Dag No- 1242, of Mouza- Chakpanchuria, J.L. No.33, R.S. No. 205 ½, Touzi No. 145 at present 10, within the limits of Patharghata Gram Panchayet under Rajarhat, P.S Rajarhat now at present New Town, Dist- North 24 parganas.

Details of the Property:-

R.S & L.R. Dag No.	R.S Khatian No.	L.R. Khatian No.	Total Land	Share	Owners land	Saleable Area	Nature
1242	664	847/1	429 Dec	0368	15.79	04.95 Dec	Shali

Wabertorachy Chovehu of

**Total Area of land 04.95 Decimal which equally
purchase of all purchasers.**

TOGETHER WITH all sorts of easement right over the passage/road and other benefits, facilities and advantages attached therein or thereto more particularly shown and delineated in the site Map or Plan annexed hereto **RED border** line thereon as part **and** parcel of this Indenture and the said plot of land is butted and bounded Plot, in the manner following;

ON THE NORTH : R.S & L.R DAG NO. 1242.

ON THE SOUTH : 10'0" WIDE CANAL PAR ROAD (KANCHA) &
R.S & L.R DAG NO. 1241,

ON THE EAST : R.S & L.R DAG NO. 1239, 1240 & 1241,

ON THE WEST : 10'0" WIDE CANAL PAR ROAD (KANCHA).

IN WITNESS WHEREOF, the Vendor hereinto have set and subscribed their respective hands & Seal on the day, month and year first above written.

SIGNED, SEALED & DELIVERED

BY THE VENDORS IN THE

PRESENCE OF WITNESSES:

Alauddin Shetch .
Read over & explained

in Bengali to the executants

& prepared in my office.

1) Alauddin Shetch .
S/O Lot - Chelimmuddin Shetch -
EE 22/2 - Sector II
Saltlake - Kol - 91

2) Aswaj Kumar Bhadusa
BL-182 Salt Lake
Sector II, Kol-91
DRAFTED BY:-

Azizar Rahaman

Azizar Rahaman

Vill- Kantadanga

License No- 12/62

Computer by:

Tariqul Islam

Tariqul Computer Type

& D.T.P Centre

Wesendorn rath chowdhury

SIGNATURE OF THE VENDOR

MEMO OF CONSIDERATION

RECEIVED of and from the within named Purchaser the within mentioned sum of **Rs. 53,00,000/- (Rupees : Fifty Three Lakhs)** only being the full amount as per memo below:

Amount Details:-

Cheque/RTGS/PHONEPAY	Bank Name	Date	Amount
000007	UCO	23.05.22	4,00,000/-
000008	UCO	11.07.22	5,00,000/-
000010	UCO	11.07.22	5,00,000/-
SBINR52022071293784635	SBI	12.07.22	10,00,000/-
UCBAR52022072500188008	UCO	25.07.22	12,00,000/-
395443	SBI	23.05.22	2,00,000/-
625551	INDIAN	07.07.22	5,00,000/-
395444	SBI	26.07.22	4,00,000/-
625552	INDIAN	26.07.22	5,50,000/-
0000219770374989	PHONEPAY	16.07.22	100/-
0000219700559438	PHONEPAY	16.07.22	49,900/-
Total Amount			53,00,000/-

WITNESSES:

- Alauddin Shekh
S/O Let - Chaimuddin shekh
EE 22/2 - Sector - II
Saltlake - Kal - 91

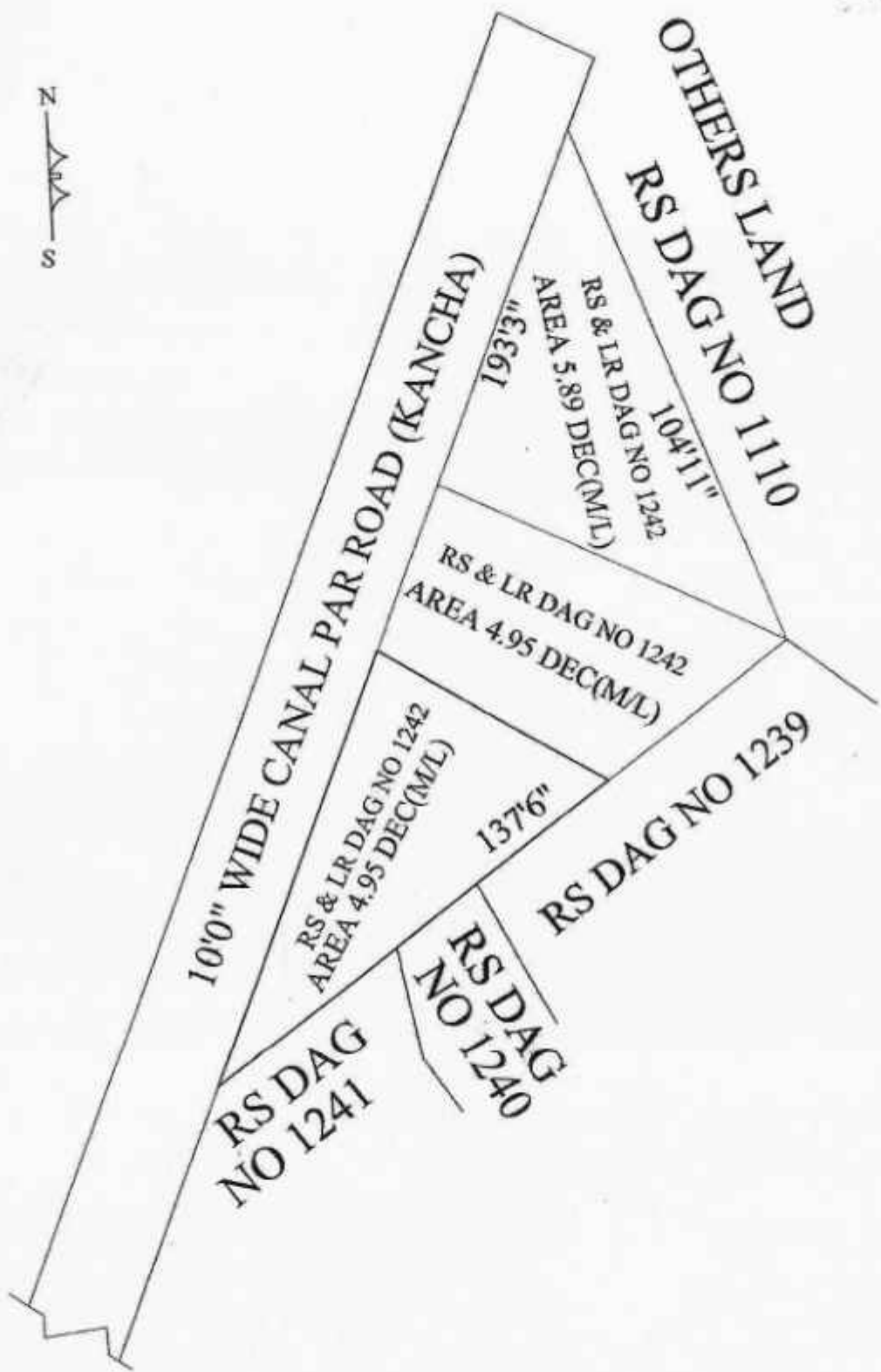
- Ashraf Kameel Bhasin
BL 582 Salt lake
Sector - II, Kal - 91

Narayan Nath Choudhary

SITE PLAN OF RS & LR DAG NO 1242; RS KHATIAN NO 664
KHATIAN NO 847/1 AT MOUZA CHAKPACHURIA; J.L NO 33
S NO 205; TOUZI NO 145; PS RAJARHAT NOW UNDER NEW TOWN
DIST NORTH 24 PARGANAS

AREA SHOWN IN RED BORDER

Nandorath Chandeluy



Drawn By :

(Signature)

SYAMUL LASKAR
Surveyor & D.M. Civil
Regn. No: 0417 & 10038
Vill: Baligori, PO: Chakpanchura
P.S. Rajarhat New Town
Kolkata 700156

Nandorath Chandeluy

SIGNATURE OF VENDOR

PHOTO OF THE PRESENTANT SHOULD BE PASTED IN THE FRONT PAGE OF THE DOCUMENTS.



	Thumb (Finger)	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name... HASAN AHMED HABIBULLAH

Signature... Hasan Ahmed Habibullah



	Thumb (Finger)	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name... MASUMA PARVIN CHOWDHURY

Signature... Masuma Parvin Chowdhury



	Thumb (Finger)	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name... Taiyaba Khatun

Signature... Taiyaba Khatun

PHOTO OF THE PRESENTANT SHOULD BE PASTED IN THE FRONT PAGE OF THE DOCUMENTS.



	Thumb (Finger)	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name..... *Nabin Das Praty Choudhary*
 Signature..... *Praty Choudhary*



	Thumb (Finger)	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name.....
 Signature.....



	Thumb (Finger)	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name.....
 Signature.....



भारत-सरकार



হাসান আহমেদ হাবিবুল্লাহ
Hasan Ahmed Habibullah
জন্মতারিখ/DOB: 21/01/1973
পুরুষ/ MALE
Mobile No: 9433575740
9927 9971 6956
VID : 9128 7208 7429 6956

আমার আধার, আমার পরিচয়



भारतीय विधिष्ठ महयान प्राधिकरण

भारत-सरकार

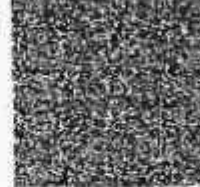
আধার

ঠিকানা:

20A/8, লোয়ার রেঞ্জ, সার্কাস এভিনিউ, সার্কাস
এভিনিউ, কোলকাতা,
পশ্চিমবঙ্গ - 700017

Address :

20A /8, LOWER RANGE, CIRCUS
AVENUE, Circus Avenue S.O, Kolkata,
West Bengal - 700017



9927 9971 6956

VID : 9128 7208 7429 6956

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001

Hasan Ahmed Habibullah



Hasan Ahmed Habibullah



ভারত সরকার



মাসুমা পারভিন চৌধুরী
Masuma Parvin Chowdhury
জন্মতারিখ/DOB: 01/01/1980
মহিলা/ FEMALE
Mobile No: 9432848513

5247 4080 2805
VID : 9179 0528 1085 8808

আমার আধার, আমার পরিচয়

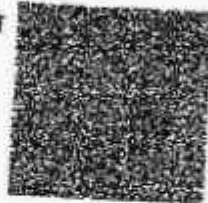


ভারতীয় পরিচয় পরিদপ্তর

INDIA

ঠিকানা:
20এ-বি, লোয়ার রেঞ্জ, সার্কাস এভিনিউ, সার্কাস
এভিনিউ, কোলকাতা,
পশ্চিমবঙ্গ - 700017

Address :
20A/ B, LOWER RANGE, CIRCUS
AVENUE, Circus Avenue S.O, Kolkata,
West Bengal - 700017



5247 4080 2805
VID : 9179 0528 1085 8808

1947
1800 300 1947

help@uidai.gov.in www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001



Masuma Parvin Chowdhury

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

MASUMA PARVIN CHOWDHURY
MANWARUL ISLAM CHOWDHURY
01/01/1980

Card/Account Number
BGBPC2003D



Masuma Parvin Chowdhury



ভারত সরকার
 Unique Identification Authority of India
 Government of India

ডাটাক্যাডটির আই ডি / Enrollment No.: 2189/44807/04230

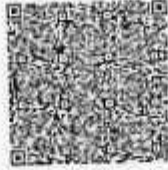
To
 তায়িবে খাতুন
 Taiyeba Khatun
 W/O: Md Farmanuzzaman
 FL - L 7 KOLKATA POLICE ABASAN HC BLOCK SEC 3
 SALT LAKE
 Bidhannagar(M)
 Bidhannagar IB Market
 North 24 Paraganas North 24 Parganas
 West Bengal 700106 *

13/01/2014

83044320



MD838443209FH



আপনার আধার সংখ্যা / Your Aadhaar No. :

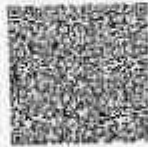
5669 7884 4199

আমার আধার, আমার পরিচয়



ভারত সরকার
 Government of India

তায়িবে খাতুন
 Taiyeba Khatun
 পিতা : মর ইয়াতুল্লা
 Father : Md Yeculla
 জন্মতারিখ / DOB : 05/01/1975
 মহিলা / Female



5669 7884 4199

আমার আধার, আমার পরিচয়



Taiyeba Khatun

आयकर विभाग
INCOME TAX DEPARTMENT
TAIYEB KHATOON
MOHAMMAD YEADULLA

भारत सरकार
GOVT. OF INDIA

05/01/1975
Permanent Account Number
BPRPK0509M

Signature

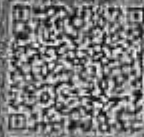


Taiyeb khatoon

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
ACHPC3702E



नाम / Name
NARENDRA NATH CHOWDHURY

पिता का नाम / Father's Name
ATAL BEHARI CHOWDHURY



जन्म की तिथि / Date of Birth
01/01/1957

हस्ताक्षर / Signature

Narendra Nath Chowdhury



ভারত সরকার

Government of India



নরেন্দ্র নাথ চৌধুরী
Narendra Nath Chowdhury
পিতা : অলি বেহরি চৌধুরী
Father: Alal Behari Chowdhury

জন্ম তারিখ/DOB: 01/01/1957
সঙ্গ / Male



9500 7908 3714

আধার - সাধারণ মানুষের অধিকার

Narendra Nath Chowdhury



আধার

ভারতীয় পরিচয় প্রাধিকার

Unique Identification Authority of India

ঠিকানা: এম/সো-এ
এম এল সারনি, বাগুয়াতি
রাজহাট গোপালপুর (ম), উত্তর পর্গানা
উচ্চ ২৪ পর্গানা, পশ্চিম বঙ্গ

Address: HF-14/1A, S/L
SARANI, BAGUIATI,
Rajrhat-gopalpur (m), North
24 Parganas, Aswin Nagar,
West Bengal, 700159

9500 7908 3714

1247
1800 300 1247

help@uidai.gov.in

www.uidai.gov.in



ভারত সরকার
Government of India

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
Unique Identification Authority of India

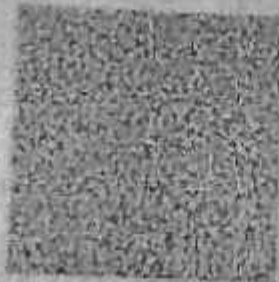
সংগ্রহকারী নম্বর / Enrollment No.: 2834/091/47/60033

To
ALAUDDIN SHEKH
EE-302, SECTOR 2,
SALT LAKE
VTD, Sector Bhawan,
PO, Sector Bhawan,
Sub District Salt Lake, District North 24 Parganas,
State West Bengal,
PIN Code: 720091,
Mobile: 9875321519

104254712



MG342547127F1



আপনার আধার সংখ্যা / Your Aadhaar No.

6067 8606 3111

আমার আধার, আমার পরিচয়



ভারত সরকার
Government of India



ALAUDDIN SHEKH
2834/091/DCR/01/11/1983
104254712

Handwritten signature

6067 8606 3111

আমার আধার, আমার পরিচয়

Major Information of the Deed




No :	I-1523-12519/2022	Date of Registration	02/08/2022
Query No / Year	1523-2002345235/2022	Office where deed is registered	
Query Date	01/08/2022 10:24:32 PM	A.D.S.R. RAJARHAT, District: North 24-Parganas	
Applicant Name, Address & Other Details	BINTU MOLLA Bhangar, Thana : Kashipur, District : South 24-Parganas, WEST BENGAL, PIN - 700135, Mobile No. : 7003753732, Status :Deed Writer		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 53,00,000/-	Rs. 62,37,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 1,87,130/- (Article:23)	Rs. 62,384/- (Article:A(1), E)		
Remarks			

Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Chakpanchuria, JI No: 33, Pin Code : 700156

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-1242 (RS :-)	LR-847/1	Bastu	Shali	4.95 Dec	53,00,000/-	62,37,000/-	Width of Approach Road: 10 Ft.,
Grand Total :					4.95Dec	53,00,000 /-	62,37,000 /-	

Seller Details :



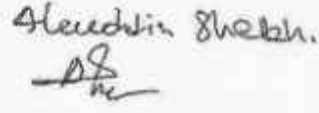
Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Narendra Nath Chowdhury (Presentant) Son of Late Atal Bihari Chowdhury Executed by: Self, Date of Execution: 02/08/2022 , Admitted by: Self, Date of Admission: 02/08/2022 ,Place : Office	 <small>02/08/2022</small>	 <small>LTI 02/08/2022</small>	 <small>02/08/2022</small>

4/1A, S.L Sarani, Baguiati, City:- , P.O:- Aswini Nagar, P.S:-Baguiati, District:-North 24-
Parganas, West Bengal, India, PIN:- 700159 Sex: Male, By Caste: Hindu, Occupation: Others,
Citizen of: India, PAN No.:: acxxxxxx2e, Aadhaar No: 95xxxxxxxx3714, Status :Individual,
Executed by: Self, Date of Execution: 02/08/2022
, Admitted by: Self, Date of Admission: 02/08/2022 ,Place : Office

Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Hasan Ahmed Habibullah Son of Nur Muhammad Khalilullah Flat -10 20 B Lower Range, City:- , P.O:- Circus Avenue, P.S:-Karaya, District:- Kolkata, West Bengal, India, PIN:- 700017 Sex: Male, By Caste: Muslim, Occupation: Others, Citizen of: India, PAN No.:: aaxxxxxx9p, Aadhaar No: 99xxxxxxxx6956, Status :Individual, Status : Not Executed
2	Masuma Parvin Chowdhury Wife of Hasan Ahmed Habibullah Flat - 10 20 B Lower Range, City:- , P.O:- Circus Avenue, P.S:-Karaya, District:- Kolkata, West Bengal, India, PIN:- 700017 Sex: Female, By Caste: Muslim, Occupation: Others, Citizen of: India, PAN No.:: bgxxxxxx3d, Aadhaar No: 52xxxxxxxx2805, Status :Individual, Status : Not Executed
3	Taiyeba Khatun Wife of Farmanuz Zaman Flat-L-7, H.C. Block, K.P Abasan Sec-3, City:- , P.O:- IB Market, P.S:-South Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700106 Sex: Female, By Caste: Muslim, Occupation: Others, Citizen of: India, PAN No.:: bpxxxxxx9m, Aadhaar No: 56xxxxxxxx4199, Status :Individual, Status : Not Executed

Identifier Details :

Name	Photo	Finger Print	Signature
Alauddin Sekh Son of Late Salim Sekh EE-22/2, Salt Lake, Sec-2, City:- , P.O:- Sech Bhaban, P.S:-Bidhannagar, District:- North 24-Parganas, West Bengal, India, PIN:- 700091			
	02/08/2022	02/08/2022	02/08/2022
Identifier Of Narendra Nath Chowdhury			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Narendra Nath Chowdhury	Hasan Ahmed Habibullah-1.65 Dec,Masuma Parvin Chowdhury-1.65 Dec,Taiyeba Khatun-1.65 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: PATHARGHATA, Mouza: Chakpanchuria, JI No: 33, Pin
Code : 700156

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1242, LR Khatian No:- 847/1	Owner:শ্রী নরেন্দ্র নাথ চৌধুরী, Gurdian:অটল বিহারী, Address:নিজ , Classification:শালি, Area:0.16000000 Acre,	Narendra Nath Chowdhury

Endorsement For Deed Number : I - 152312519 / 2022

2022

State 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 Indian Stamp Act 1899.

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

Presented for registration at 14:35 hrs on 02-08-2022, at the Office of the A.D.S.R. RAJARHAT by Narendra Nath Chowdhury ,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 62,37,000/-

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

Execution is admitted on 02/08/2022 by Narendra Nath Chowdhury, Son of Late Atal Bihari Chowdhury, HF-14/1A, S.L Sarani, Baguiati, P.O: Aswini Nagar, Thana: Baguiati, , North 24-Parganas, WEST BENGAL, India, PIN - 700159, by caste Hindu, by Profession Others

Identified by Alauddin Sekh, , Son of Late Salim Sekh, EE-22/2, Salt Lake, Sec-2, P.O: Sech Bhaban, Thana: Bidhannagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700091, by caste Muslim, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 62,384/- (A(1) = Rs 62,370/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 62,384/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 02/08/2022 10:22AM with Govt. Ref. No: 192022230088333681 on 02-08-2022, Amount Rs: 62,384/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 85177786 on 02-08-2022, Head of Account 0030-03-104-001-16

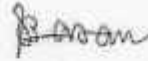
Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,87,130/- and Stamp Duty paid by Stamp Rs 100/-, by online = Rs 1,87,030/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 211, Amount: Rs.100/-, Date of Purchase: 01/08/2022, Vendor name: T Majumder

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 02/08/2022 10:22AM with Govt. Ref. No: 192022230088333681 on 02-08-2022, Amount Rs: 1,87,030/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 85177786 on 02-08-2022, Head of Account 0030-02-103-003-02



Sanjoy Basak
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
North 24-Parganas, West Bengal

Registration under section 60 and Rule 69.

in Book - I

number 1523-2022, Page from 503447 to 503477

No 152312519 for the year 2022.



Basak

Digitally signed by SANJOY BASAK
Date: 2022.08.03 15:38:24 +05:30
Reason: Digital Signing of Deed.

(Sanjoy Basak) 2022/08/03 03:38:24 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
West Bengal.

(This document is digitally signed.)