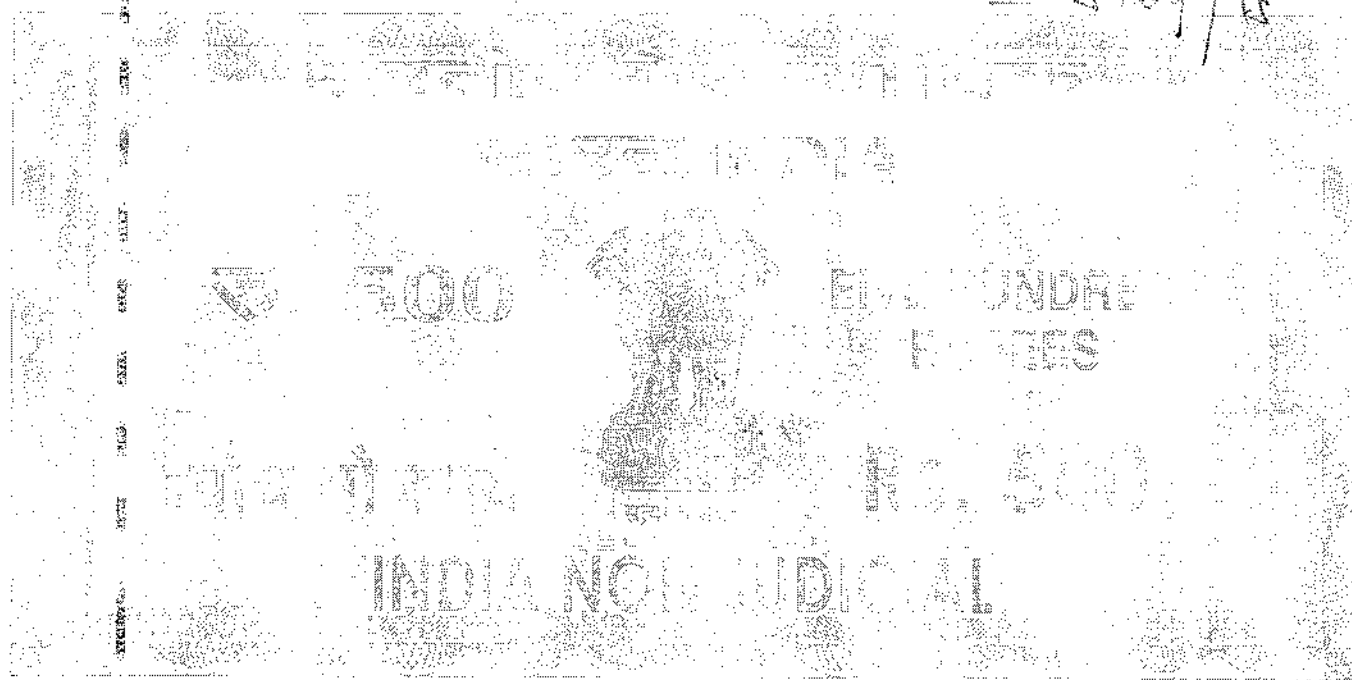


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DEED OF CONVEYANCE

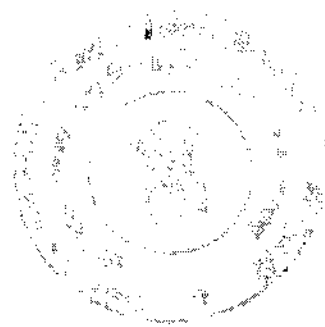
THIS DEED OF CONVEYANCE is made on this
15th day of October 2015 of the Christian Era.

62/ 2/7/18

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বলা
ক্রেতা

Sk. Alim Rahman, Aligarh, U.P.
Advocate
Court No. 22

ডেপুটি ম্যাজিস্ট্রেট
মাক্কাপুর সাব-রেজিষ্টারী অফিস
জেলা- দক্ষিণ ২৪ পরগণা



Bikash Poudyal
Law Clerk
8/02/18 Baidyan Chandra Poudyal
of Baidyan Court, R04PS-Baidyan,
K.M. 70.144.

স্বাক্ষরিত
২/৭/১৮

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BETWEEN

ANGURBALA SHEE, wife of Late Manmatha Shee alias Manmatha Shree alias Manmath Shee, by faith – Hindu, by Occupation-House-wife, by Nationality-Indian, residing at Village- Mamudpur Daspara, Moukhali, P.O.- Chara-Shyamdas; P.S.- Bishnupur, PIN Code-743503; District- South 24 Parganas; hereinafter called and referred to as the "VENDOR/OWNER", (which expressions shall unless excluded by or repugnant to the context be deemed to mean and include her legal heirs, successors, executors, representatives and assignors) of the FIRST PART;

AND

MERIDIAN DEVCON PVT. LTD. (PAN- AAHCM1792M), having its registered office at Meridian Plaza, 209, C.R. Avenue, 4th Floor, P.O.- Bedon Street, P.S.- Girishpark, Kolkata-700006, District- Kolkata represented by its Director namely Sri Anil Gadia, (PAN-AFOPG3855L), son of Sri Ratan Lal Gadia, by Occupation-Business, by faith- Hindu, by Nationality- Indian, residing at CF-71, Sector-1, Salt Lake City, P.O.- Salt Lake, P.S.- North Bidhannagar, Kolkata- 700 064, hereinafter called and referred to as the "VENDEE /PURCHASER", (which expression shall unless excluded by or repugnant to the context shall mean and be deemed to include its successor-in-interest and executors, administrators, legal representatives and assignors) of the OTHER PART;

WHEREAS all that piece and parcel of undivided vacant land measuring about 5.5475 decimal more or less out of 6.4000 decimal (Total area in Dag is 32




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decimal) in R.S. Dag No- 339 corresponding to L.R. Dag No- 351 under L.R. Khatian Nos.- 68/1 and 731 and an area of 0.4000 decimal more or less out of 2 decimal (Total area in Dag is 10 decimal) in R.S. Dag No- 355 corresponding to L.R. Dag No- 367 under L.R. Khatian Nos.- 731, admeasuring an area of 5.9475 decimal, both Dags by Nature- Shali, both Dags are lying and situated at Mouza- Mamudpur, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bishnupur, Police Station- Bishnupur, within the jurisdiction of Moukhali Gram Panchayat, in the District of South 24 Parganas., more fully and particularly described in the Schedule written hereunder and hereinafter referred to as the **SAID PROPERTY**, demarcated in annexed site plan, bordered with Red color which will be sold by this Deed of Conveyance by the above mentioned present Vendor.

AND WHEREAS as per Settlement Record of Rights, One Manmatha Shee alias Manmatha Shree alias Manmath Shee, son of Late Brashari Mohan Shee, of Village- Mamudpur Daspara, Moukhali ; P.S.- Bishnupur, PIN Code-743503, District- South 24 Parganas was the lawful recorded owner in the records of B.L.&L.R.O, Bishnupur, under the Govt. of West Bengal, of all that piece and parcel of undivided vacant land measuring about 1.0656 decimal more or less out of 32 decimal (0.0333 share out of 32 decimal) in R.S. Dag No- 339 corresponding to L.R. Dag No- 351 under L.R. Khatian No.- 731 and an area of 2 decimal more or less out of 10 decimal (0.2000 share out of 10 decimal) in R.S. Dag No- 355 corresponding to L.R. Dag No- 367 under L.R. Khatian Nos.- 731, admeasuring an area of 3.0656 decimal, both Dags by Nature- Shali, both Dags are lying and situated at Mouza- Mamudpur, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bishnupur, Police Station- Bishnupur,



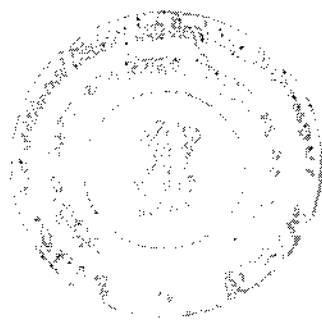
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within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas.

AND WHEREAS he was in the peaceful possession of the said property measuring about **3.0656 decimal** more or less out of 42 decimal, lying and situated at **Mouza- Mamudpur**, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, **R.S. Dag Nos- 339 and 355 corresponding to L.R. Dag Nos- 351 and 367 under L.R. Khatian No.-731**, both Dags by Nature- Shali, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bisnupur, Police Station- Bisnupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas, which are more fully and particularly referred, explained and described in the **Schedule** hereunder written and/or given, without any interruption by paying all rent and taxes before the competent authority and as the lawful recorded owner he had been enjoying the said property till the date of his death, the absolute right, title and interest of the same which is free from all encumbrances, charges, liens, lispendenses, demands, claims, hindrances, attachments, debts and dues whatsoever from any corner.

AND WHEREAS the aforesaid **Manmatha Shee** alias **Manmatha Shree** alias **Manmath Shee** died on **06-01-2003** and intestate leaving behind him two sons, two daughters and one wife as his legal heirs and successors namely – (i) Sri Ganesh Shee (Son), (ii) Sri Kartick Shee alias Kartik Shee (Son), (iii) Smt. Archana Adak nee Shee (Daughter) (W/O- Sri Krishna Chandra Adak), iv) Smt. Suchana Das nee Shee (Daughter) (W/O- Sri Bharat Chandra Das) and (v) Angurbala Shee (Wife). Therefore the entire property of the said **Manmatha Shee** alias **Manmatha Shree** alias **Manmath Shee** inherited by his legal heirs and successors, as mentioned herein above, in respect of their proportionate unpartitioned $1/5^{\text{th}}$ share each i.e. **0.6131 decimal** according to Hindu Law and Succession Act.

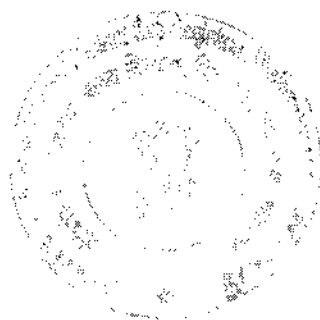


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Accordingly, the aforesaid **Angurbala Shee** became the joint owner along with other Co-sharers mentioned herein above namely- (i) Sri Ganesh Shee , (ii) Sri Kartick Shee alias Kartik Shee, (iii) Smt. Archana Adak nee Shee and iv) Smt. Suchana Das nee Shee , of the part of plots of land mentioned in the Schedule left by her predecessor/husband namely Manmatha Shee alias Manmatha Shree alias Manmath Shee, in respect of their proportionate unpartitioned share each. The present Vendor along with other co-sharers mentioned herein above, are in possession of the entire undivided property jointly, according to their proportionate unpartitioned share each and they got good marketable title of the property. The Vendor herein declares that each of the Co-sharers is in possession jointly of unpartitioned proportionate $1/5^{\text{th}}$ share of entire property measuring about **3.0656 decimal** i.e. **0.6131 decimal** more or less .Thus the Vendor along with other co-sharers each have become the owner of the undivided property measuring about **0.6131 decimal** more or less and the property has good marketable title and is free from all encumbrances.

Accordingly, the aforesaid **Angurbala Shee** became the joint owners along with other Co-sharers mentioned herein above, of all that piece and parcel of undivided vacant land measuring about **3.0656 decimal** more or less, lying and situated at **Mouza- Mamudpur, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, R.S. Dag Nos- 339 and 355 corresponding to L.R. Dag Nos- 351 and 367 under L.R. Khatian No.-731** , both Dags by Nature- Shali, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bismupur, Police Station- Bismupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas. They have/had peaceful khas possession of the said undivided property without any interruption by paying all rent and taxes before the competent authority and without mutating their name as the owners in



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the records of B.L.&L.R.O, Bishnupur, under the Govt. of West Bengal , they have/had been enjoying the absolute right, title and interest of the same which is free from all encumbrances, charges, liens, lispendenses, demands, claims, hindrances, attachments, debts and dues whatsoever from any corner and has fair and good marketable title.

AND WHEREAS thus by dint of inheritance from her husband namely Manmatha Shee alias Manmatha Shree alias Manmath Shee, the aforesaid Angurbala Shee became the sole owner of $1/5^{\text{th}}$ share of all that piece and parcel of undivided vacant land measuring about 3.0656 decimal i.e. 0.6131 decimal more or less (Total Area in both of Dags is 42 decimal).She has peaceful khas possession with the other Co-sharers mentioned herein above, of the said undivided property without any interruption by paying all rent and taxes before the competent authority and without mutating her name as the owner in the records of B.L.&L.R.O, Bishnupur, under the Govt. of West Bengal , she has been enjoying with the other Co-sharers jointly the absolute right, title and interest of the same which is free from all encumbrances, charges, liens, lispendenses, demands, claims, hindrances, attachments, debts and dues whatsoever from any corner and has fair and good marketable title.

AND WHEREAS on the other hand, as per Settlement Record of Rights, the aforesaid Angurbala Shee, the present Vendor of this Deed of Conveyance, is the lawful recorded owner in the records of B.L.&L.R.O, Bishnupur, under the Govt. of West Bengal, of all that piece and parcel of undivided vacant land measuring about 5.3344 decimal more or less out of 32 decimal (0.1667 share out of 32 decimal) in R.S. Dag No- 339 corresponding to L.R. Dag No- 351 under L.R. Khatian No.- 68/1, lying and situated at Mouza- Mamudpur, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, by Nature- Shali, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at



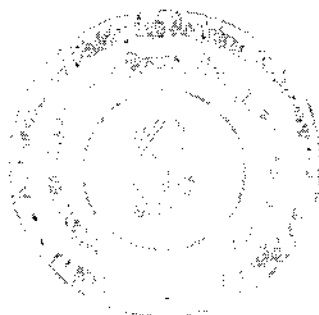
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Bisnupur, Police Station- Bisnupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas.

AND WHEREAS she is in the peaceful khas possession with the other Co-sharers mentioned herein above, of undivided vacant land measuring about **5.3344 decimal** more or less out of **32 decimal** (0.1667 share out of 32 decimal) in **R.S. Dag No- 339** corresponding to **L.R. Dag No- 351** under **L.R. Khatian No.- 68/1**, lying and situated at **Mouza- Mamudpur**, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, by Nature- Shali, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bisnupur, Police Station- Bisnupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas, without any interruption by paying all rent and taxes before the competent authority and as the lawful recorded owner she has been enjoying the said property till date, the absolute right, title and interest of the same which is free from all encumbrances, charges, liens, lispendenses, demands, claims, hindrances, attachments, debts and dues whatsoever from any corner .

AND WHEREAS thus by dint of inheritance and by virtue of L.R. Record of Rights, the aforesaid **Angurbala Shee**, the present Vendor of this Deed of Conveyance, has become the lawful owner of all that piece and parcel of undivided vacant land measuring about **5.5475 decimal** more or less out of **6.4000 decimal** (Total area in Dag is 32 decimal) in **R.S. Dag No- 339** corresponding to **L.R. Dag No- 351** under **L.R. Khatian Nos.- 68/1** and **731** and an area of **0.4000 decimal** more or less out of 2 decimal (Total area in Dag is 10 decimal) in **R.S. Dag No- 355** corresponding to **L.R. Dag No- 367** under **L.R. Khatian Nos.- 731**, admeasuring an area of **5.9475 decimal**, both Dags by Nature- Shali, both Dags are lying and situated at **Mouza- Mamudpur**, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, District Sub-Registrar Office at Alipore,



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Additional District Sub-Registrar Office at Bishnupur, Police Station- Bishnupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas., more fully and particularly described in the **Schedule** written hereunder and hereinafter referred to as the **SAID PROPERTY**, demarcated in annexed site plan, bordered with **Red** color and since being the lawful owner of the said property, more fully and particularly described in the **Schedule** written hereunder, has peaceful khas possession of the same without any interruption by paying all rent and taxes before the competent authorities and has been enjoying the said property partly mutating and partly without mutating her name as the owner in the Records of B.L.& L.R.O., Bishnupur, under the Government of West Bengal till date.

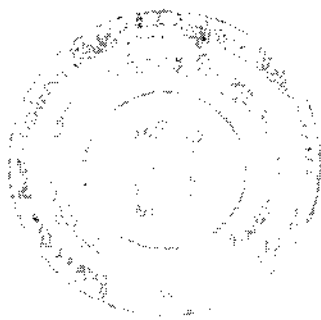
AND WHEREAS since then the Vendor herein has her exclusive khas physical possession and has been enjoying the said property without any hindrance or interference by anybody and paying Govt. rent and taxes for her aforesaid property.

AND WHEREAS the entire schedule land is in the khas possession of the Vendor and no portion in any manner whatsoever is under and BHAGCHASE”.

AND WHEREAS the total area of schedule land never exceeds the maximum ceiling permitted under the Estate Acquisition Act.

AND WHEREAS there is no proceeding pending or even been initiated in connection the levy under Article 226 of the Constitution of India in the Hon’ble High Court at Calcutta.

AND WHEREAS the land was/is never subject of any proceeding under the Bengal Restoration of Alienated Land Act (Act XXIII of 1937) or the West Bengal Acquisition and Settlement of Homestead Land Act (W.B. Act XV of 1969).



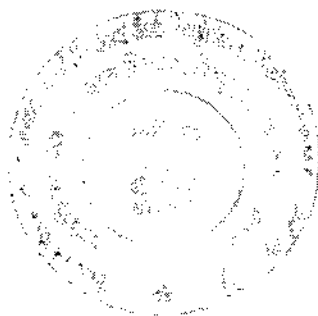
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AND WHEREAS the Vendor has not received any notice of acquisition or requisition of the property described in the schedule below.

AND WHEREAS the said Vendor herein is well seized and possessed of or otherwise well and sufficiently entitled to 5.5475 decimal more or less out of 6.4000 decimal (Total area in Dag is 32 decimal) in R.S. Dag No- 339 corresponding to L.R. Dag No- 351 under L.R. Khatian Nos.- 68/1 and 731 and an area of 0.4000 decimal more or less out of 2 decimal (Total area in Dag is 10 decimal) in R.S. Dag No- 355 corresponding to L.R. Dag No- 367 under L.R. Khatian Nos.- 731, admeasuring an area of 5.9475 decimal, both Dags by Nature- Shali, both Dags are lying and situated at **Mouza- Mamudpur**, J.L. No.- 33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bisnupur, Police Station- Bisnupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas, more fully and particularly described in the **Schedule** written hereunder and hereinafter referred to as the **SAID PROPERTY**, demarcated in annexed site plan, bordered with **Red** color and the same may be a little more or less, with good marketable title and they have every right to transfer the same to anybody against valuable consideration prevailing in the market.

AND WHEREAS due to her financial crisis and some personal reasons, the present Vendor decided to sell all that piece and parcel of undivided vacant land measuring about 5.5475 decimal more or less out of 6.4000 decimal (Total area in Dag is 32 decimal) in R.S. Dag No- 339 corresponding to L.R. Dag No- 351 under L.R. Khatian Nos.- 68/1 and 731 and an area of 0.4000 decimal more or less out of 2 decimal (Total area in Dag is 10 decimal) in R.S. Dag No- 355 corresponding to L.R. Dag No- 367 under L.R. Khatian Nos.- 731,



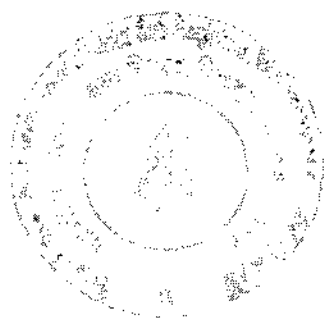
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admeasuring an area of 5.9475 decimal, both Dags by Nature- Shali, both Dags are lying and situated at **Mouza- Mamudpur**, J.L. No.-33, R.S. No.-75, Touzi No.-395. Pargana- Azimabad, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bishnupur, Police Station- Bishnupur, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas, more fully and particularly described in the **Schedule** written hereunder and hereinafter referred to as the **SAID PROPERTY**, demarcated in annexed site plan, bordered with **Red** color and she is in search of an intending purchaser/purchasers. The Director of the Purchaser Company herein being informed from a reliable source expressed her desire to purchase the under mentioned Scheduled land properties at or for a total consideration of **Rs. 6,34,780/-**-(Rupees Six Lakhs Thirty Four Thousand Seven Hundred Eighty) only. The present Owner/Vendor considering the said agreed price/consideration as fair, reasonable and highest in view of the prevailing market rate, accepted the proposal of the Purchaser and the Vendor will relinquish her rights, title and interests on the said land on or before the date of execution of this Deed of Conveyance.

AND WHEREAS thus the Owner/Vendor herein has agreed to sell the property, mentioned hereinabove and hereunder written in the **Schedule**, demarcated with **Red Border** in the Map and the Purchaser Company has agreed to purchase at or for a total consideration of **Rs. 6,34,780/-**-(Rupees Six Lakhs Thirty Four Thousand Seven Hundred Eighty) only and the said property is free from all encumbrances, charges, liens, lispendenses, demands, claims, hindrances, attachments, debts and dues whatsoever from any corner on the terms and conditions mentioned hereinafter.

AND WHEREAS the Vendor of this Deed of Conveyance has no Bank Account, she has received the total consideration money i.e. **Rs. 6,34,780/-**-(Rupees Six Lakhs Thirty Four Thousand Seven Hundred Eighty) from the



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NATIONAL BUREAU OF STANDARDS
WASHINGTON, D.C. 20535

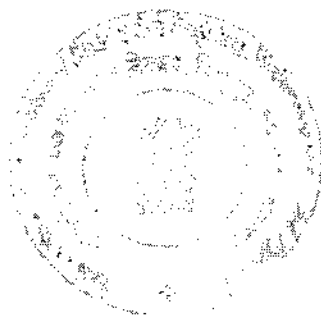
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Purchaser Company by two Cheques as per "Memo of Consideration" mentioned hereunder below, issued in favour of her two sons namely **Gonesh Shee** alias **Ganesh Shee** and **Kartik Shee**, as per her instructions.

AND WHEREAS accordingly as per Board Resolutions passed by the Purchaser Company on **01-07-2015**, the Board of Directors of the said company have decided that the purchase of the said property mentioned in the **Schedule** written hereunder, will be made in the name of the Company and Director namely **Sri Anil Gadia, (PAN-AFOPG3855L)**, son of **Sri Ratan Lal Gadia**, by Occupation- Business, by faith- Hindu, by Nationality- Indian, residing at **CP-71, Sector-1, Salt Lake City, P.O.- Salt Lake, P.S.- North Bidhannagar, Kolkata- 700 064**, will be represented for the completion of the said transaction.

NOW THIS INDENTURE WITNESSETH and it is hereby mutually agreed upon and declared by both the parties hereto as follows: -

- 1) That the Vendor hereby doth sell, transfer and convey all that piece and parcel of undivided vacant land-measuring about **5.5475** decimal more or less out of **6.4000** decimal (Total area in Dag is 32 decimal) in **R.S. Dag No- 339** corresponding to **L.R. Dag No- 351** under **L.R. Khatian Nos.- 68/1 and 731** and an area of **0.4000** decimal more or less out of 2 decimal (Total area in Dag is 10 decimal) in **R.S. Dag No- 355** corresponding to **L.R. Dag No- 367** under **L.R. Khatian Nos.- 731**, admeasuring an area of **5.9475** decimal, both Dags by Nature- Shali, both Dags are lying and situated at **Mouza- Mamudpur, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana- Azimabad, District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bisnupur, Police Station- Bisnupur**, within the jurisdiction of **Moukhali Gram Panchayat**, in the District of South 24 Paraganas, more fully and particularly described in the **Schedule** written hereunder and hereinafter referred to as the **SAID PROPERTY**, demarcated in annexed

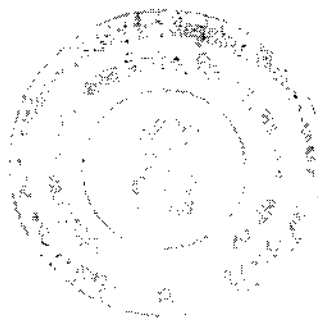


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Approved: _____
Special Agent in Charge

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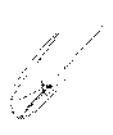
site plan, bordered with Red color, in favour of the Purchaser, subject to the terms and conditions stated herein below.

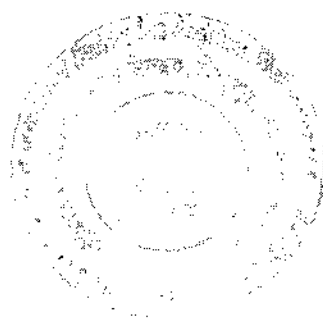
- 2) That in pursuance of the terms and conditions made between the parties hereto and the total consideration for the said land was agreed/fixed at Rs. 6,34,780/- (Rupees Six Lakhs Thirty Four Thousand Seven Hundred Eighty) only and the Purchaser has paid the same unto the Vendor as mutually settled by them, being full consideration money as mentioned herein before the execution of these presents by Cheques, mentioned in the Memo of Consideration written hereunder, the receipt whereof the Vendor hereby acknowledges and a separate receipt for the same shall not be necessary. Thus, the Vendor has received the full and final consideration from the Purchaser, and now nothing is due from the Purchaser unto the vendor.
- 3) That the Vendor has put the Purchaser in actual possession of the said vacant land mentioned in the Schedule at the time of execution of these presents.
- 4) That the Vendor hereby assures unto the Purchaser that she has full and absolute right and authority in respect of the said vacant land, and no one else has any right, title or interest in the same.
- 5) That the Vendor hereby assures unto the Purchaser that the said vacant land is neither a subject-matter of any acquisition or requisition, nor she has received any notice from any authority and the said land is not affected by any scheme of municipal authority/Gram Panchayat Authority or any Government or any statutory body.
- 6) That the Vendor hereby assures unto the Purchaser that she has not at any time done or executed or knowingly suffered or been party or parties to any act, deed, matter or thing whereby the said land or any part thereof can or may be impeached, encumbered or allocated in title.



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Министр, Д. С. Шығай, Д. С.
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- 7) That the Vendor hereby assures unto the Purchaser that the said vacant land is free from all claims, demands, encumbrances, mortgages, charges, liens, attachments, dispendance, uses, debutters, trusts, Income Tax attachment, financial institution charges and liabilities whatsoever made or suffered by the Vendor or any person or persons having or lawfully, right or equitable claiming any estate or interest therein through, under or in trust for the Vendor or the Vendor's predecessors-in-title and the title of the Vendor to the said land is free, clear and marketable.
 - 8) That the Vendor hereby assures unto the Purchaser that the said land is not affected by or subject to any personal guarantee for securing any financial accommodation.
 - 9) That the Vendor hereby assures unto the Purchaser that there is no order of court or any other statutory authority prohibiting the Vendor from selling, transferring and /or alienating the said land or any part thereof.
 - 10) That the Vendor hereby assures unto the Purchaser that she will pay all outstanding Municipal taxes or Panchayat tax, Government Revenue and all other levies and impositions whatsoever due till to date of the presentation and execution of the said Deed of Conveyance in respect of the said land properties fully described in the Schedule herein under.
 - 11) That the Vendor having received the entire consideration and further having put the Purchaser actual possession of the said vacant land do hereby sell, transfer and convey the same along with all rights of easements, lights and privileges, rights to enjoy common and restricted amenities whatsoever thereunto belonging held or occupied and right, title, interest, claim, demand whatsoever of the Vendor into upon or in respect of her share in the land and every part thereof and all deeds, pattahs, muniments, writings and evidences of title relating thereto or any part thereof which now are or may hereafter be in the possession or power or custody of the Vendor or any
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person or persons from whom the Vendor may procure the same without any action either at law or in equity exclusively in respect of the said undivided proportionate share in the said land **TO HAVE AND TO HOLD** the same as true and absolute owner thereof in perpetuity and for ever.

- 12) That all the expenses towards stamp duty, registration charges and incidental expenses thereto were agreed to be borne out by the Purchaser alone and accordingly, it has done so.
- 13) That the paper of the prints of ten fingers of both the hands and colors photos with signature of both the parties (Director of the Purchaser Company and the Vendor) is annexed herewith which will be treated and included as a part and parcel of this Deed of Conveyance

SCHEDULE OF THE PROPERTY

(Saleable Area of Land)

ALL THAT piece and parcel of undivided vacant land measuring about **5.9475 decimal** out of **8.4 decimal** (Total Area in both of Dags is 42 decimal), lying and situated at **Mouza-Mamudpur, J.L. No.-33, R.S. No.-75, Touzi No.-395, Pargana-Azimabad**, comprised in the following R.S.& L.R. Dag Nos. and LR. Khatian No.

R.S. Dag Nos.	L.R. Dag Nos.	LR. Khatian No.	Nature	Total area in Dag (in dec)	Share	Own Area of Vendor (in Dec.)	1/5 th Area from my Husband (in Dec.)	Saleable Area (Dec)	Value (in Rupees)
339	351	68/1	Shali	32	0.1667	5.3344	0.0000	5.3344	6,04,565/-
339	351	731	Shali	32	0.0066	0.0000	0.2131	0.2131	24,151/-
355	367	731	Shali	10	0.0400	0.0000	0.4000	0.4000	6,064/-
					Total=	5.3344	0.6131	5.9475	6,34,780/-

District Sub-Registrar Office at Alipore, Additional District Sub-Registrar Office at Bisanupur, Police Station- Bisanupur, within the jurisdiction of **Moulkhali Gram Panchayat**, in the District of South 24 Paraganas, details of which are categorically demarcated in annexed Site Plan, bordered with **RED Colour** and the same are butted and bounded in the following manner :



4 ✓
Астана қаласы
Қазіргі таңда / 19.08.2019

№ 100/2019

R.S. Dag No. 339 is butted and bounded in the following manner which are shown in SITE PLAN:-

ON THE NORTH : Part of R.S. Dag Nos. 338 and 342

ON THE SOUTH : R.S. Dag No. 352

ON THE EAST : Part of R.S. Dag Nos. 336 and 353

ON THE WEST : Part of R.S. Dag No. 376 and 379

R.S. Dag No. 355 is butted and bounded in the following manner which are shown in SITE PLAN :-

ON THE NORTH : Part of R.S. Dag No. 354

ON THE SOUTH : R.S. Dag No. 356.

ON THE EAST : R.S. Dag No. 311

ON THE WEST : R.S. Dag No. 360

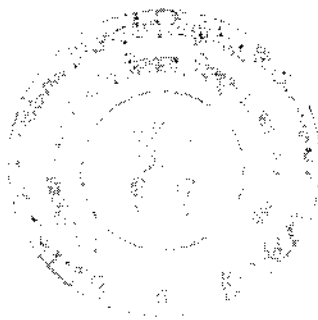
IN WITNESS WHEREOF the parties hereto have executed these presents on the day, month and year first above written.

SIGNED AND DELIVERED
BY THE PARTIES AT KOLKATA
IN THE PRESENCE OF:

1) *Bikash Purohit*
Law Clerk
Baripada Court
Kat-744

2) *Biswanath Hal*
of Kanyanagar
PS - Membran
24/1/81

21
9
of Angarbala Shee
by the Pen of Bikash Purohit
SIGNATURE OF THE VENDOR
/FIRST PART



✓
ҚАЗАҚСТАН РЕСПУБЛИКАСЫНЫҢ
БІЛІМ ЖӘНЕ ҒЫЛЫМ МИНИСТРЛІГІ

№ 100/2024

SIGNED AND SEALED AND DELIVERED
BY THE PARTIES AT KOLKATA
IN THE PRESENCE OF:

1)

2)

SIGNATURE OF THE PURCHASER
/SECOND PART

Drafted by me
(As per Informations Supplied
by the Parties)



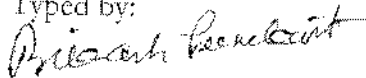
(Shek Ataur Rahaman)

Advocate

Alipore Judges' Court,
Kolkata-27

(Regn. No.-WB/382/2000)

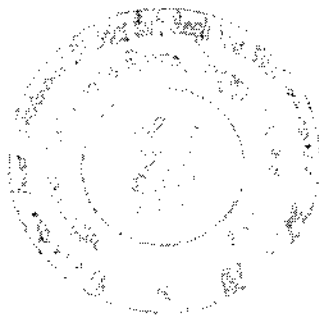
Typed by:



Alipore Judges' Court,
Kolkata-27

Note : Out of Total Stamp Duty payable, Rs.500/- is paid in one Non-Judicial stamp Paper and the rest amount is paid by Demand Draft.





中華民國八十年
衛生部

中華民國八十年

MEMO OF CONSIDERATION

Received today the consideration money to the tune of **Rs. 6,34,780/-** (Rupees Six Lakhs Thirty Four Thousand Seven Hundred Eighty) only from the Purchaser Company by Cheques as per memo mentioned hereunder as follows:-

1. By Cheque being No. 000382, dated-29-09-2015,
drawn on HDFC Bank, C.R. Avenue Branch
In favour of my son **Gonesh Shee** Rs. 3, 17,390/-
2. By Cheque being No. 000381, dated-29-09-2015,
drawn on HDFC Bank, C.R. Avenue Branch
In favour of my son **Kartik Shee** Rs. 3, 17,390/-

Rs. 6,34,780/-

(Rupees Six Lakhs Thirty Four Thousand Seven Hundred Eighty)

SIGNED AND DELIVERED
BY THE PARTIES AT KOLKATA
IN THE PRESENCE OF:

1) *Bikash Pankaj*

2) *Biswanath Mal*

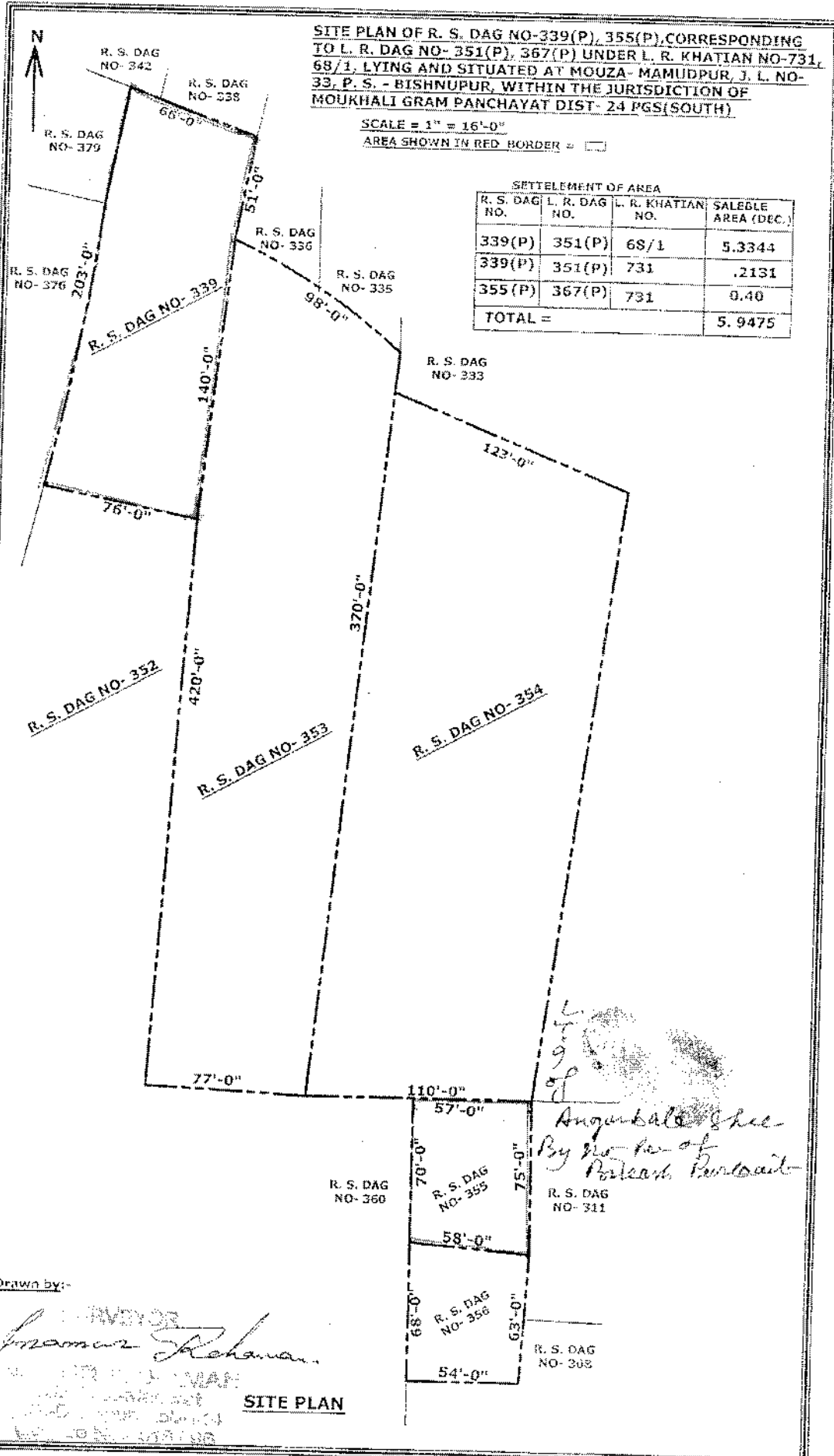
L.
T.
9
of *Angurbala Shee*
by the Pen of *Bikash Pankaj*

SIGNATURE OF THE VENDOR
/FIRST PART



А
ҚАЗАҚСТАН РЕСПУБЛИКАСЫ
САҢАУ ҚАМҚАУ МІНІСТІРЛІГІ

2015



SITE PLAN OF R. S. DAG NO-339(P), 355(P), CORRESPONDING TO L. R. DAG NO- 351(P), 367(P) UNDER L. R. KHATIAN NO-731, 68/1, LYING AND SITUATED AT MOUZA- MAMUDPUR, J. L. NO-33, P. S. - BISHNUPUR, WITHIN THE JURISDICTION OF MOUKHALI GRAM PANCHAYAT DIST- 24 PGS(SOUTH)

SCALE = 1" = 16'-0"
AREA SHOWN IN RED BORDER =

SETTELEMENT OF AREA			
R. S. DAG NO.	L. R. DAG NO.	L. R. KHATIAN NO.	SALEBLE AREA (DEC.)
339(P)	351(P)	68/1	5.3344
339(P)	351(P)	731	.2131
355(P)	367(P)	731	0.40
TOTAL =			5.9475

Drawn by:-
Inspector Rehman

IN WITNESS WHEREOF
Sd/-
SITE PLAN

Angarbal Shree
By No. of
Panchayat
R. S. DAG NO- 311



4 ✓
Արց. Դր. Բաղդասարյան
Համար 243.3.161

06.06.2015

DISTRICT- SOUTH 24 PARAGANAS

OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR- BISHNUPUR

	Left hand	Thumb	1st finger	middle finger	ring finger	small finger
	Right hand					

Name:

Anil Gadea

Signature :-

[Signature]

	Left hand					
	Right hand					

Name:

Angurbala Shree,

Signature :-

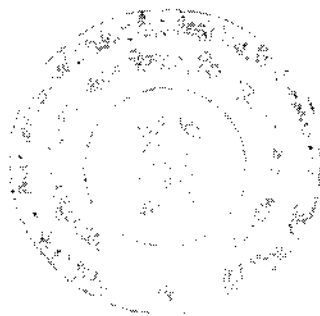


T. of Angurbala Shree.
By the pen of Bikash Parikshit

PHOTO	Left hand					
	Right hand					

Name:

Signature :-

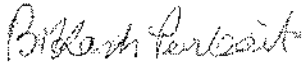


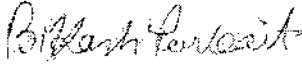
4
M. E. B. M. D. 1000
M. E. B. M. D. 1000

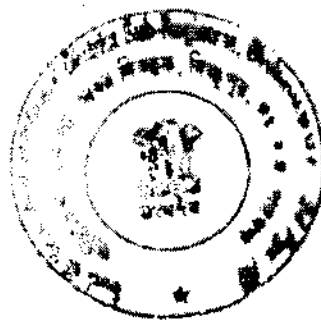
0 1 101 1015

Seller, Buyer and Property Details

A. Seller & Buyer Details

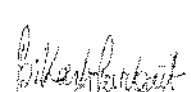
Presentant Details			
SL No.	Name, Address, Photo, Finger print and Signature of Presentant		
1	Smt Angur Bala Shee Wife of Late Manmatha Shee Mamudpur Daspara Moukhali, P.O:- Chara Shyamdas, P.S:- Bishnupur, District:-South 24- Parganas, West Bengal, India, PIN - 743503	 10/01/2015 2:16:25 PM	 LTI 10/01/2015 2:16:34 PM
		 By the Pen of 10/01/2015 2:16:52 PM	

Seller Details			
SL No.	Name, Address, Photo, Finger print and Signature		
1	Smt Angur Bala Shee Wife of Late Manmatha Shee Mamudpur Daspara Moukhali, P.O:- Chara Shyamdas, P.S:- Bishnupur, District:-South 24- Parganas, West Bengal, India, PIN - 743503Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India.; Status : Individual; Date of Execution : 01/10/2015; Date of Admission : 01/10/2015; Place of Admission of Execution : Office	 01/10/2015 02:16:25 PM	 LTI 01/10/2015 02:16:34 PM
		 By the Pen of 01/10/2015 02:16:52 PM	



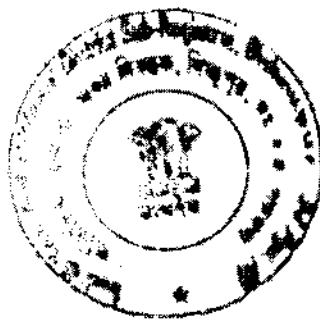
Buyer Details			
SL No.	Name, Address, Photo, Finger print and Signature		
1	Meridian Devcon PVT.LTD. Meridian Plaza , 209,C.R.Avenue,4th Floor, P.O:- Bedon Street, P.S:- Girish Park, Kolkata, District:- Kolkata, West Bengal, India, PIN - 700006PAN No. AAHCM1792M,, Status : Organization; Represented by representative as given below:-		
1(1)	Mr Anil Gadia CF-71,Sector-1,Salt Lake City, P.O:- Salt Lake, P.S:- North Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700064Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AFOPG3855L,, Status : Representative; Date of Execution : 01/10/2015; Date of Admission : 01/10/2015; Place of Admission of Execution : Office	Photo	Finger Print
		Signature	

B. Identifire Details

Identifier Details			
SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr Bikash Purkait Son of Late Bodhan Chandra Purkait Baraipur Court, P.O:- Baraipur, P.S:- Baraipur, Baraipur, District:-South 24-Parganas, West Bengal, India, PIN - 700144 Sex: Male, By Caste: Hindu, Occupation: Law Clerk, Citizen of: India,	Smt Angur Bala Shee, Mr Anil Gadia 	 10/1/2015 2:17:06 PM

C. Transacted Property Details

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, P.S:- Bishnupur, Gram Panchayat: MAUKHALI, Mouza: Mamudpur	RS Plot No:- 339, RS Khatian No:- 68/1	5.3344 Dec	6,04,565/-	6,04,565/-	Proposed Use: Bastu, ROR: Shall, Property is on Road

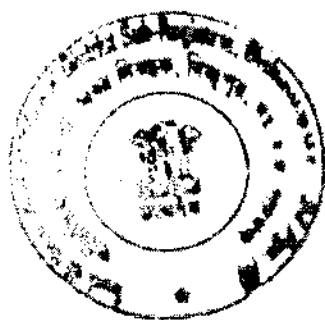


Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L2	District: South 24-Parganas, P.S:- Bishnupur, Gram Panchayat: MAUKHALI, Mouza: Mamudpur	RS Plot No:- 339 , RS Khatian No:- 731	0.2131 Dec	24,151/-	24,151/-	Proposed Use: Bastu, ROR: Shali, Property is on Road
L3	District: South 24-Parganas, P.S:- Bishnupur, Gram Panchayat: MAUKHALI, Mouza: Mamudpur	RS Plot No:- 355 , RS Khatian No:- 731	0.4 Dec	6,064/-	39,600/-	Proposed Use: Bastu, ROR: Shali, Property is on Road

Transfer of Property from Seller to Buyer				
Sch No.	Name of the Seller	Name of the Buyer	Transferred Area	Transferred Area in(%)
L1	Smt Angur Bala Shee	Meridian Devcon PVT.LTD.	5.3344	100
L2	Smt Angur Bala Shee	Meridian Devcon PVT.LTD.	0.2131	100
L3	Smt Angur Bala Shee	Meridian Devcon PVT.LTD.	0.4	100

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	Sheek Ataur Rahaman
Address	Alipore Judges Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN:- 700027
Applicant's Status	Advocate



Office of the A.D.S.R. BISHNUPUR, District: South 24-Parganas

Endorsement For Deed Number : I - 161305169 / 2015

Query No/Year	16130000763141/2015	Serial no/Year	1613004895 / 2015
Deed No/Year	I - 161305169 / 2015		
Transaction	[0101] Sale, Sale Document		
Name of Presentant	Smt Angur Bala Shee	Presented At	Office
Date of Execution	01-10-2015	Date of Presentation	01-10-2015

Remarks

On 01/10/2015

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.

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

Presented for registration at 14:11 hrs on : 01/10/2015, at the Office of the A.D.S.R. BISHNUPUR by Smt Angur Bala Shee ,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 6,68,316/-

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

Execution is admitted on 01/10/2015 by

Smt Angur Bala Shee, Wife of Late Manmatha Shee, Mamudpur Daspara Moukhali, P.O: Chara Shyamdas, Thana: Bishnupur, , South 24-Parganas, WEST BENGAL, India, PIN - 743503, By caste Hindu, By Profession House wife

Indetified by Mr Bikash Purkait, Son of Late Bodhan Chandra Purkait, Baraipur Court, P.O: Baraipur, Thana: Baraipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700144, By caste Hindu, By Profession Law Clerk

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

Execution is admitted on 01/10/2015 by

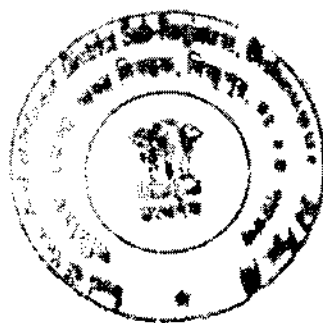
Mr Anil Gadia Director, Meridian Devcon PVT.LTD., Meridian Plaza , 209,C.R.Avenue,4th Floor, P.O:- Bedon Street, P.S:- Girish Park, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700006

Indetified by Mr Bikash Purkait, Son of Late Bodhan Chandra Purkait, Baraipur Court, P.O: Baraipur, Thana: Baraipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700144, By caste Hindu, By Profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7,362/- (A(1) = Rs 7,348/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by Draft Rs 7,362/-

Description of Draft



1. Rs 7,362/- is paid, by the Draft(8554) No: 000428018168, Date: 30/09/2015, Bank: STATE BANK OF INDIA (SBI), KHASMALLICK.

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 33,436/- and Stamp Duty paid by Draft Rs 32,936/-, by Stamp Rs 500/-

Description of Stamp

1. Rs 500/- is paid on Impressed type of Stamp, Serial no 629, Purchased on 07/07/2015, Vendor named Pranab Dey.

Description of Draft

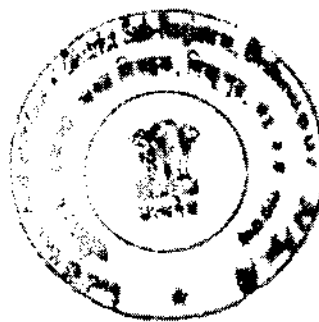
1. Rs 32,936/- is paid, by the Draft(8554) No: 000428018170, Date: 30/09/2015, Bank: STATE BANK OF INDIA (SBI), KHASMALLICK.



(Abu Hena Mobassir)

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BISHNUPUR
South 24-Parganas, West Bengal





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1613-2015, Page from 46542 to 46572
being No 161305169 for the year 2015.



Digitally signed by ABU HENA
MOBASSIR
Date: 2015.10.08 17:40:34 +05:30
Reason: Digital Signing of Deed.

(Abu Hena Mobassir) 08-Oct-15 5:40:33 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BISHNUPUR
West Bengal.

(This document is digitally signed.)

