

भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु.1000

ONE THOUSAND RUPEES

Rs.1000

16011000364274/15

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

M 492389

Certified that the document is admitted to registration. The signature sheet/s and the endorsement sheets attached with this document are the part of this document

District Sub-Registrar-I
Kolkata South 24 Pargana

18 DEC 2015

DEED OF EXCHANGE

THIS DEED OF EXCHANGE is made on this 18th Day of December..... Two Thousand Fifteen (2015).

BETWEEN

Contd.....page/2

SRI RANJAN GHOSH, [Pan No. ACZPG3263G] Son of Late Gopal Krishna Ghosh, by faith – Hindu, by occupation – Retired, by Nationality – Indian, residing at 77, Biplabi Ullaskar Dutta Road, Baghajatin, also known as Premises No. 170, Baghajatin Place, P.O – Baghajatin, P.S – Patuli, Kolkata -700 086, hereinafter called and referred to as the **FIRST PART** (Which term or expression shall unless excluded by or repugnant the subject or context be deemed to mean and include its / his heirs, executors, successors, administrators, legal representatives, succession-in-office and assigns) of the **ONE PART**.

SRI BIJAN KUMAR GHOSH, [Pan No. ADEPG2992C] Son of Late Gopal Krishna Ghosh, by faith – Hindu, by occupation – Retired, by Nationality – Indian, residing at 77, Biplabi Ullaskar Dutta Road, Baghajatin, also known as Premises No. 170, Baghajatin Place, P.O – Baghajatin, P.S – Patuli, Kolkata -700 086, hereinafter called and referred to as the **SECOND PART** (Which term or expression shall unless excluded by or repugnant the subject or context be deemed to mean and include its / his heirs, executors, successors, administrators, legal representatives, succession-in-office and assigns) of the **OTHER PART**.

WHEREAS (One) **Sri Satish Chandra Baidya** of Brij village was the absolute ownership right of the bellow schedule property

along with other property by way of registered deeds of permanent settled hereditary held on payment of fixed rent occupancy right.

AND WHEREAS on 10/10/1956 the said Satish Chandra Baidya out of his total land sold conveyed and transferred 10 Bighas 10 Cottahs of land to Sri Birendra Chandra Singha Chowdhury, Sri Satyadra Chandra Naha. Sri Amitava Goswami and Sri Nihar Ranjan Dutta by way of registered sale Deed and which was registered in the office of D. S. R. Alipore and recorded in Book No. I, Vol. No. 127, Pages 50 to 66, Being No. 4735 for the year 1956 for the consideration mentioned there at

AND WHEREAS the said Satish Chandra Baidya executed a deed of rectification on 24/07/1957 in favour of the aforesaid 4 persons due to some mistake in the said deed being no. 4735 of 1956 and the said rectification deed was duly registered in the District Sub-Registry Office, Alipore and recorded in Book No. I, Vol. No. 14, Pages 169 to 172, Being No. 6162 for the year 1957.

AND WHEREAS that on 6th August, 1958 one Partition Deed has been registered by the aforesaid person for the division of the total land measuring an area 10 Bighas 10 Cottahs of land and the said partition deed was duly registered in the Sub-Registry Office, Alipore and recorded in Book No. I, Vol. No. 128, Pages 71 to 78, Being No. 7401 for year 1958 and by virtue of the

aforesaid partition deed Sri Birendra Chandra Singha Chowdhury obtained More or Less 4 Bighas 3 Cottahas 2 Chittacks 4 Sq.ft. of land in two parts.

AND WHEREAS the total land measuring an area 2 Bighas 19 Cottahas 1 Chittacks 34 Sq.ft. from one part said Sri Birendra Chandra Singha Chowdhury sold conveyed and transferred 6 Cottahas 14 Chittacks 15 Sq.ft. land to Sri Surendra Nath Roy son of Late Dwarik Nath Roy by a registered sale Deed and duly registered in Sub-Registry Office, Alipore and recorded in Book No. I, Vol. No. 45, Pages 270 to 274, Being No. 3542, for the year 1959 for a consideration mentioned thereat.

AND WHEREAS the said Surendra Nath Roy, while became the absolute owner enjoining his property died intestate leaving behind Sri Narayan Roy @ Sailen Roy, Kumari Mira Roy, Kumari Sudha Roy and Smt. Santi Singha Chowdhury as his only legal heirs and successors.

AND WHEREAS the said Narayan Roy @ Sailen Roy, Kumari Mira Roy, Kumari Sudha Roy and Smt. Santi Singha Chowdhury by the law of inheritance and Succession became the absolute owner of the said property of deceased Surendra Nath Roy and sold, transferred and conveyed out of their total land a plot of land measuring more or less 4(Four) Cotthas 15(Fifteen) Chittaks to Sri Gopal Krishna Ghosh (father of the First & Second Part of

this deed) by a registered deed of sale which was registered in the office of Sub Registered Alipore and recorded in Book No. - I Vol. No. 9, Pages from 187 to 207 Being No. - 147 for the year 1976 for a the consideration mentioned thereto.

THAT on 02.05.1984 the said Gopal Krishna Ghosh gifted his entire property measuring an area more than 4 Cottahs 15 Chittacks to his wife Smt. Santa Ghosh by a registered Gift Deed and the said Gift Deed duly registered in the Sub-Registry Office, Alipore, and recorded in Book No. I, Vol. No. 5, Pages 109 to 114, Being No. 1943 for the year 1984, which is lying and situated within District 24 Parganas (South), P.S. - Jadavpur, Pargana Khaspur, Sub - Registry Office, Alipore, Touzi No. 151, J. L. No. - 30, R.S. No. 21½, Mouza - Chawakmoshar, C.S. Khatian No. 1, Dag No. 53, R.S. Khatian No. 34, R.S. Dag No. - 62 which more fully described in schedule hereunder.

AND WHEREAS said Smt. Santa Ghosh while became the absolute owner seized and possessed the above and below mentioned schedule "B" Property mutate her name before the Kolkata Municipal Corporation and the land is recorded as 170 Baghajatin Place being Assessee No. 31-101-100-170-5.

AND WHEREAS the said Santa Ghosh transfer her total land by two separate registered deeds measuring more or less 4(four) Kattahas 15(Fifteen) Chittals 00 (Zero) Sq.ft. with pacca

structure standing thereon to her two sons namely Sri Ranjan Ghosh & Sri Bijon Kr. Ghosh including all common and easement right.

AND WHEREAS the said Santa Ghosh transferred and conveyed a piece and parcel of undivided land including an area of pacca structure measuring more or less 1(One) Kattah 12(Twelve) Chittak, 28(Twenty Eight) Sq. Ft. along with common area and easement right as the total land conveyed measuring more or less 2(Two) Kattahs 7(Seven) Chittakh, 22½ (Twenty Two & Half) Sq.ft. out of her total land with structure measuring more or less 4(four) Kattaha 15(Fifteen) Chittaks 00(Zero) Sq.Ft. to aforesaid Sri Ranjan Ghosh which were executed and registered on 20.10.1992 in the office of A.D.S.R. Alipore and recorded in Book No. I, Volume No. 113, Pages from 351 to 359, Being No. 4618 for the year 1992 for the consideration mentioned thereto which morefully described in **schedule - A** hereunder.

AND WHEREAS the said Santa Ghosh transferred and conveyed a piece and parcel of undivided land including an area of structure measuring more or less 1(One) Kattah 12(Twelve) Chittak, 28(Twenty Eight) Sq. Ft. along with common area and easement right as the total land conveyed measuring more or less 2(Two) Kattahs 7(Seven) Chittakh, 22½ (Twenty Two & Half) Sq.ft. out of her total land with structure measuring more or less

4(four) Kattaha 15(Fifteen) Chittaks 00(Zero) Sq.Ft. to aforesaid Sri Bijan Kr. Ghosh which were executed and registered on 20.10.1992 in the Office of A.D.S.R. Alipore and recorded in Book No. I, Volume No. 280, Pages from 23 to 32, Being No. 14905 for the year 1993 for the consideration mentioned thereto which morefully described in **Schedule - A-I** hereunder.

AND WHEREAS the said **SRI RANJAN GHOSH** and **SRI BIJAN KUMAR GHOSH**, have made a deed of Declaration in the year of 2003 due to some typographical mistake find out in the Deed No. 4618 of 1992 and 14905 of 1993 in respect of Common Area as mentioned thereat which was registered in the office of A.D.S.R. Alipore and recorded in Book No. I, Vol. No. 346, Pages from 169 to 176, being no.05179 for the year 2003 for the purpose mentioned thereat.

AND WHEREAS the **FIRST PART** and the **SECOND PART** herein by virtue of the above mentioned registered deeds have jointly acquired absolute ownership, possessional right, title and interest with all common and all easement rights of the total property of Premises No. 170, Baghajatin Place as described in Schedule A and A-I.

AND WHEREAS due to undemarkated and undivided purchase of land the both parties herein decided to hold their respective share of ownership mutually and the **FIRST PART** herein

occupy in the NORTH-EAST Side of the premises and **SECOND PART** herein occupied in the SOUTH-WEST side of the premises which morefully described in the schedule A and A-I and demarcated by Red and Green Border with annexed plan.

AND WHEREAS The present Both OWNER has recorded and Mutated their name and the total land and building in the record of the Kolkata Municipal Corporation as Premises No. – 170, Baghajatin Place, Under K.M.C. Ward No. – 101 being Assessee No. (i) 31-101-100-170-5 (ii) 31-101-100-7859, Which more fully described in the **SCHEDULE “A” & “A-I”** hereunder and the said land is absolutely jointly owned by said **SRI RANJAN GHOSH** and **SRI BIJAN KUMAR GHOSH** The **FIRST PART & SECOND PART** herein.

AND WHEREAS the **FIRST PART** and **SECOND PART** herein jointly decided to amalgamate their possessional right, title and interest of the Schedule A & A-I properties and have agreed to mutually exchange and transfer part of the Ownership of the Schedule A and A-I properties in between them for better use, enjoyment and privileges of the total property in future and the total landed property as described in **SCHEDULE – B** hereunder.

AND WHEREAS the **FIRST PART** have agreed to transfer more or less 50% share of his undivided property out of total property

as described in Schedule – A hereunder in favour of the **SECOND PART** herein which consist of more or less 1(One)Cottah 3 (Three) Chittacks 33 (Thirty Three) Sq.ft of land with Pacca Structure with all common easement right as described in Schedule – A hereunder and in lieu thereof the **SECOND PART** herein have agreed to transfer more or less 50% share of his undivided property out of his total property as described in SCHEDULE – A-I here under in favour of the **FIRST PART** herein which consist of more or less 1(One)Cottah 3 (Three) Chittacks 33 (Thirty Three) Sq.ft of land with pacca structure with all common and easement right which morefully described in Schedule A-I hereunder.

**NOW THIS DEED WITNESSES AND THE PARTIES HEREIN
AGREED AS FOLLOWS**

1. That the above mentioned and below scheduled property within the ambit of one premises though the parties of this Deed mutually apportioned their portion and assessed accordingly. So, in pursuance of the aforesaid agreement both the party herein have exchanged their undivided ownership share of property to each other by transfer, grant, convey, assign and assure for absolutely and forever as mentioned in below Schedule A and A-I herein and each of the PARTY herein shall enjoy and hold all rights, title and interest of their respective undivided shares or portion

of the property as bonafide owners herein with all rights of easement and absolute ownership right herein.

2. That the **FIRST PART** the said **RANJAN GHOSH** according to the agreement herein transfer and convey a part of his undivided shares of land with Pucca Structure with all easement rights and common facilities in favour of the **SECOND PART, SRI BIJAN KUMAR GHOSH** herein absolutely and forever which is free from all encumbrances and the property is the part of the same premises which morefully described in below schedule. A and the Second Part herein into or upon the same and every part thereof in law and equity to ENTER UPON AND TO HAVE AND HOLD and possess the same unto and to the use of the **SECOND PART** absolutely and forever and in EXCHANGE for that the **SECOND PART SRI BIJAN KUMAR GHOSH** according to the agreement herein transfer and convey a part of his undivided share of land with pacca structure with all easement rights and common facilities in favour of the **FIRST PART SRI RANJAN GHOSH** herein absolutely and for ever which is free from all encumbrances and the exchange property is the part of same premises which morefully described in below schedule – A-1 and the **FIRST PART** herein into or upon the same and every part thereof in law and equity to ENTER UPON AND TO HAVE AND

HOLD and possess the same unto and to the use of the FIRST PART herein for absolutely and for ever.

3. That due to effect of exchange by transfer of the part of below schedule A & A-I landed property the FIRST PART and SECOND PART herein become the absolutely joint owner of undivided share of the total landed property and both will jointly seized and possess the total undivided landed property together with all right, title interest and common and easement right which morefully described in schedule - B here under.
4. That after such exchange of property of schedule - A & Schedule - A-I the total property be and is hereby amalgamated and shall be known as one unit of plot and the both parties of this Deed will jointly enjoy all sorts of benefits, rights and privileges uninterruptedly on the each and every part of the property as described in schedule - B hereunder written and the said schedule - B property shall be treated as single unit of land be a single premises and be a single Assessee No. under the K.M.C. record after mutate their name before the K.M.C.
5. That after such amalgamation all the rents, rates and taxes as may be generated in respect of the below schedule - B

property shall be jointly payable by the parties of this deed before the Government Authority and KMC Authority.

It is hereby Agreed and Declared by the PARTIES herein that each party hereto has good right, full power, absolutely right and authority and indefeasible title to give, grant transfer and convey the property exchange by this deed AND that each party shall all times hereafter peaceable and quietly hold possess and enjoy the said schedule _ B property. Without any claim, demand or interruption by the other and jointly will execute every such assurance at the request of the other and further would execute and perform every such act deed or things as shall be reasonably be required by the other for further and more perfectly arising to the other the property hereby conveyed to him.

Property Valued Rs. 17,73,500/-.....

SCHEDULE - A

Exchanged Property

**Conveyed by the FIRST PART in Favour of the SECOND
PART.**

ALL THAT piece & parcel of undivided land measuring more or less 1(One) Cottah 12(Twelve) Chittaks and 28(Twenty Eight) Sq.

Ft. of land and also common area of 10(Ten) Chittaks 39.5(Thirty Nine & half Sq. Ft. of land and the total landed area measuring more or less 2(two) Cattahs 7(Seven) Chittaks 22½ (Twenty Two and half) Sq. Ft. of land together with single storied pacca structure measuring more or less 742 (Seven Hundred Forty Two) Sq.Ft. which is lying and situated in Mouza - Chwakhmashar Pargana Khaspur, J. L. No. - 30, Touzi No. 151 R.S. No. 21½ comprising in C.S. Khatian No. - 1, C.S. Dag No. - 53, Corresponding R.S. Khatian No. - 34, R.S. - Dag No. 62. Under KMC Word No. - 101, Premises No. - 170 Baghajatin Place being Assessee No. - 31-101-100-7859 of which mailing address - 77, Biplabi Ullaskar Dutta Road, Baghajatin, P.S. - Formerly - Jadavpur at present - Patuli Dist 24 Parganas (S) West Bengal which is part of Schedule - B property as mentioned herein **out of which 50% undivided share of land or 1(One)Cottah 3 (Three) Chittacks 33 (Thirty Three) Sq.ft of land measuring more or less 371 Sq. Ft. land undivided pacca structure with all common and easement right area is being exchanged and transferred to SRI BIJAN KUMAR GHOSH the SECOND PART herein.**

SCHEDULE - A-I

Exchanged Property

Conveyed by the SECOND PART in Favour of the First Part

ALL THAT piece & parcel of land measuring more or less 1(One) Cottah 12(Twelve) Chittaks and 28(Twenty Eight) Sq. Ft. of land

and also common area of 10(Ten) Chittaks 39.5(Thirty Nine & half) Sq. Ft. of land and the total landed area measuring more or less 2(two) cottaks 7(Seven) Chittaks 22½ (Twenty Two and half) Sq. Ft. of land together with single storied pacca structure measuring more or less 980(Nine Hundred Eighty) Sq. Ft. which is lying and situated in Mouza - Chwakmashar Pargana Khaspur, J. L. No. - 30, Touzi No. 151 R.S. No. 21½ comprising in C.S. Khatian No. - 1, C.S. Dag No. - 53, Corresponding R.S. Khatian No. - 34, R.S. - Dag No. 62. Under KMC Word No. - 101, Premises No. - 170 Baghajatin Place being Assessee No. - 31-101-100-170-5 of which mailing address - 77, Biplabi Ullaskar Dutta Road, Baghajatin, P.S. - Formerly - Jadavpur at present - Patuli Dist 24 Parganas (S) West Bengal which is part of Schedule - B property as mentioned herein **out of which 50% undivided share of land or 1(One)Cottah 3 (Three) Chittacks 33 (Thirty Three) Sq.ft of land and measuring more or less 490 Sq. Ft. land with undivided pacca structure area** is being exchanged and transferred to SRI RANJAN ^{Resident} GHOSH the FIRST PART and both schedule A and Schedule A - I property is butted and bounded by

Bijan Kumar Ghosh

South	:	Property of Sonamoni Deb Roy
North	:	15' wide KMC Road
East	:	12' wide KMC Road
West	:	Property of Haripada Dasgupta

SCHEDULE "B" ABOVE REFERRED TO

**Effect of a Exchange
Amalgamated Property**

ALL THAT piece and parcel of undivided land measuring more or less an area 4(Four) Cottahs 15(Fifteen) Chittak 0 (zero) Sq. ft. with more or less 1722 sq.ft single storied undivided undemarketed pucca structure standing thereon in Mouza - Chawkmashar Pargana - Khaspur, J. L. No. - 30, Touzi No. - 151, R. S. No. 21½ comprising in C. S. Khatian No. - 1, C.S. Dag No. - 53, R. S. Khatian No. - 34, R. S. Dag No. - 62, under K.M.C. Ward No. - 101, being Premises No. 170, Baghajatin Place, Assessee No. (i) 31-101-100-170-5 (ii) 31-101-100-7859 of which mailing address - 77, Biplabi Ullashkar Dutta Road, Baghajatin, P.S. - formerly - Jadavpur at Present - Patuli, Kolkata - 700086, within the jurisdiction of D.S.R. - I & A.D.S.R. - Alipore, Dist - 24 Parganas South, West Bengal and the entire area is delineated with red Border and annexed with this Deed and is butted and bounded by

South	:	Property of Sonamoni Deb Roy
North	:	15' wide KMC Road
East	:	12' wide KMC Road
West	:	Property of Haripada Dasgupta

IN WITNESS WHEREOF both, the aforesaid parties herein set and subscribed their respective hands on the day month and the year first above written.

Signed, sealed and delivered by
the abovenamed parties in the
presence of

WITNESSES :

[1] Royit Ghosh
90 Bijan Kumar Ghosh
77, B.U.K. Dutta
Road, Baghajatin
Kolkata - 700086
P.S. :- Patuli


Signature of the
FIRST PART

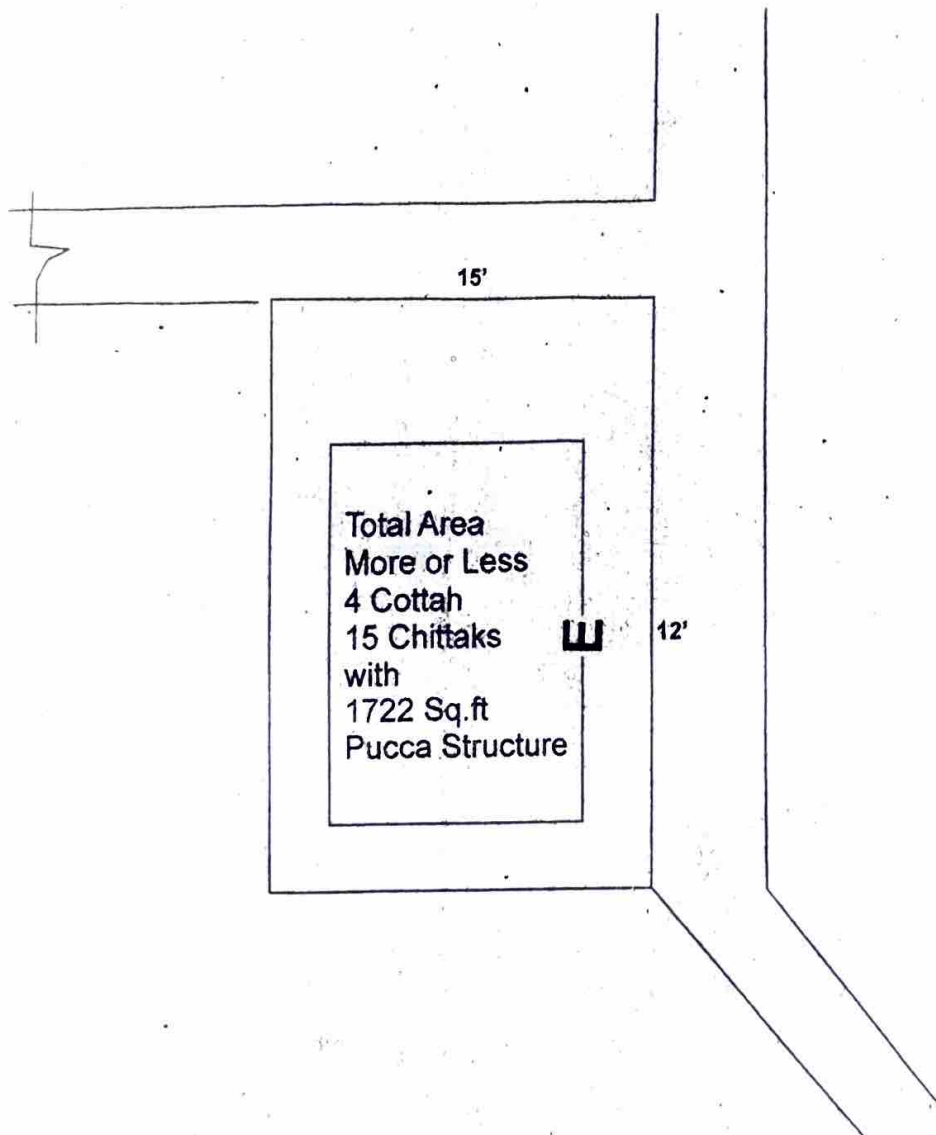
[2] Shyamaly Ghosh
90 Bijan Kumar Ghosh
77, B.U.K. Dutta Rd.
Baghajatin. P.S. Patuli
Kolkata - 700086.


Signature of the
SECOND PART

Drafted by me,
Jayeeta Saha, Alipore Judges court
F/957/713/2005
Advocate

Type by 


Plan of Premises No. 170, Baghajatin Place, Assessee No. (i) 31-101-170-5 (ii) 31-101-100-7859 of which mailing address 77, Biplabi Alashkar Dutta Road, Baghajatin, P.S. formerly Jadavpur at Present Patuli, Kolkata 700086, within the jurisdiction of D.S.R. I & A.D.S.R. Alipore, Dist 24 Parganas South, West Bengal lying and situated in Mouza - Chawkmashar Pargana Khaspur, J. L. No. 30, Touzi No. 151, R. S. No. 2 ½ comprising in C. S. Khatian No. 1, C.S. Dag No. 53, R. S. Khatian No. - 34, R. S. Dag No. 62, under K.M.C. Ward No. 101 Land measuring more or less an area 4(Four) Cottahs 15(Fifteen) Chittak 0 (zero) Sq. Ft. with structure 1722 Sq.ft.



Signature

Signature

right hand					

Name.....

Signature.....

		Thumb	1st finger	middle finger	ring finger	small finger
PHOTO	left hand					
	right hand					

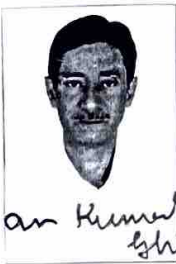
Name.....

Signature.....

		Thumb	1st finger	middle finger	ring finger	small finger
 <i>Ranjan Ghosh</i>	left hand					
	right hand					

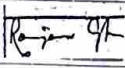
Name.....RANJAN GHOSH.....

Signature.....*Ranjan Ghosh*.....

		Thumb	1st finger	middle finger	ring finger	small finger
 <i>Bijan Kumar Ghosh</i>	left hand					
	right hand					

Name.....BIJAN KUMAR GHOSH.....

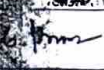
Signature.....*Bijan Kumar Ghosh*.....

स्थायी लेखा संख्या	/PERMANENT ACCOUNT NUMBER	
	ACZPG3263G	
नाम /NAME	RANJAN GHOSH	
पिता का नाम /FATHER'S NAME	GOPAL KRISHNA GHOSH	
जन्म तिथि /DATE OF BIRTH	15-02-1950	
हस्ताक्षर /SIGNATURE		
		आयकर आयुक्त, प.ब.-II COMMISSIONER OF INCOME-TAX, W.B. - II

इस कार्ड के खो / गिरने जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें
सहायक आयकर आयुक्त,
पी-7,
चौरंगी स्क्वायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :
Assistant Commissioner of Income-tax,
P-7,
Chowringhee Square,
Calcutta- 700 069.

Ranjan Ghosh
30/11/2015

	संख्या / PERMANENT ACCOUNT NUMBER
	ADEPG2992C
	नाम / NAME
	BIJAN KRISHNA GHOSH
	पिता का नाम / FATHER'S NAME
	GOPAL KRISHNA GHOSH
	जन्म तिथि / DATE OF BIRTH
	05-07-1953
	 आयकर आयुक्त, पं. ४-१६ COMMISSIONER OF INCOME-TAX

Bijan Kumar Ghosh



ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

SCG2722593



নির্বাচকের নাম : রোহিত ঘোষ
Elector's Name : Rohit Ghosh
পিতার নাম : বিজন কুমার ঘোষ
Father's Name : Bijan Kumar Ghosh
লিঙ্গ/Sex : পুং M
জন্ম তারিখ
Date of Birth : 09/02/1995

Rohit Ghosh

SCG2722593

ঠিকানা:
77, উল্লাসকর দত্ত রোড, পটুলি, কোলকাতা- 700086

Address:
77, ULLASKAR DUTTA ROAD, PATULI,
KOLKATA- 700086

Date: 31/12/2014

150-যাদবপুর নির্বাচন কেন্দ্রের নির্বাচক নিবন্ধন
অধিদপ্তরিকের স্বাক্ষরের অনুকৃতি
Facsimile Signature of the Electoral
Registration Officer for
150-Jadavpur Constituency

টিকানা পরিবর্তন হলে নতুন টিকানার জেটার সিলে নাম ডোলে ও একটি
নম্বরে নতুন সঠিক পরিচয়পত্র পাওয়ার জন্য নির্দিষ্ট ফর্ম এই
পরিচয়পত্রের নম্বরটি উল্লেখ করুন।
In case of change in address mention this Card No.
in the relevant Form for including your name in the
roll at the changed address and to obtain the card
with same number.

29/05/08

Seller, Buyer and Property Details
of Settlement & Donee of Settlement Details

Presentant Details

SL No.	Name, Address, Photo, Finger print and Signature of Presentant		
1	Mr BIJAN KUMAR GHOSH Son of Late GOPAL KRISHNA GHOSH 170, BGHAJATIN PLACE, P.O:- BAGHAJATIN, P.S:- Patuli, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700086	 18/12/2015 1:05:31 PM	 LTI 18/12/2015 1:05:41 PM
		<i>Bijan Kumar Ghosh</i> 18/12/2015 1:06:05 PM	

Donor of Settlement Details

SL No.	Name, Address, Photo, Finger print and Signature		
1	Mr RANJAN GHOSH Son of Late GOPAL KRISHNA GHOSH 170, BGHAJATIN PLACE, P.O:- BAGHAJATIN, P.S:- Patuli, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700086 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India.; Status : Individual; Date of Execution : 18/12/2015; Date of Admission : 18/12/2015; Place of Admission of Execution : Office	 18/12/2015 1:07:10 PM	 LTI 18/12/2015 1:07:17 PM
		<i>Ranjan Ghosh</i> 18/12/2015 1:07:34 PM	

Donor of Settlement Details

Name, Address, Photo, Finger print and Signature

2

Mr BIJAN KUMAR GHOSH
Son of Late GOPAL KRISHNA GHOSH
170, BGHAJATIN PLACE, P.O:- BAGHAJATIN,
P.S:- Patuli, Kolkata, District:-South 24-Parganas,
West Bengal, India, PIN - 700086 Sex: Male, By
Caste: Hindu, Occupation: Retired Person, Citizen
of: India, PAN No. ADEPG2992C,; Status :
Individual; Date of Execution : 18/12/2015; Date of
Admission : 18/12/2015; Place of Admission of
Execution : Office



18/12/2015 1:05:31 PM



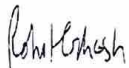
LTI

18/12/2015 1:05:41 PM

Bijan Kumar Ghosh

18/12/2015 1:06:05 PM

Particulars

Identifier Details			
SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr ROHIT GHOSH Son of Mr BIJAN KR GHOSH 77, BAIPLAB ULLASKAR DUTTA ROAD, P.O:- BAGHAJATIN, P.S:- Patuli, Kolkata, District:-South 24- Parganas, West Bengal, India, PIN - 700086 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India,	Mr RANJAN GHOSH, Mr BIJAN KUMAR GHOSH	 18/12/2015 1:07:58 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:- Patuli, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Baghajatin Place, , Premises No. 170, Ward No: 101		1 Katha 3 Chatak 33 Sq Ft	50,000/-	14,06,000/-	Proposed Use: Bastu, Width of Approach Road: 15 Ft.,
L2	District: South 24-Parganas, P.S:- Patuli, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Baghajatin Place, , Premises No. 170, Ward No: 101		1 Katha 3 Chatak 33 Sq Ft	50,000/-	14,06,000/-	Proposed Use: Bastu, Width of Approach Road: 15 Ft.,

Structure Details					
Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
F0	Gr. Floor	371 Sq Ft.	0/-		Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
S1	On Land L1	371 Sq Ft.	5,000/-	2,78,250/-	Structure Type: Structure
F0	Gr. Floor	490 Sq Ft.	0/-		Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
S2	On Land L2	490 Sq Ft.	5,000/-	3,67,500/-	Structure Type: Structure

Share of Property after Exchange Donor of Settlement					

Share of Property after Exchange Donor of Settlement						
	Name of the Donor of Settlement	Party No.	Defined Share (in %)	Transferred Area	Transferred Area in(%)	Share in Market Value (in Rs.)
L1	Mr BIJAN KUMAR GHOSH	2	0	1	100	14,06,000/-
L2	Mr RANJAN GHOSH	1	0	1	100	14,06,000/-

Share of Property after Exchange					
Sch No.	Name of the Donor of Settlement	Party No.	Defined Share (in %)	Transferred Area	Transferred Area in(%)
Share in Market Value (in Rs.)	S1	Mr BIJAN KUMAR GHOSH	2	0	371 Sq Ft
100	2,78,250/-	S2	Mr RANJAN GHOSH	1	0
490 Sq Ft	100	3,67,500 /-			

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	JAYEETA SAHA
Address	ALIPORE POLICE COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL
Applicant's Status	Advocate

Office of the D.S.R. - I SOUTH 24-PARGANAS, District: South 24-Parganas

Endorsement For Deed Number : I - 160104776 / 2015

Query No/Year	16011000364274/2015	Serial no/Year	1601005774 / 2015
Deed No/Year	I - 160104776 / 2015		
Transaction	[0601] Exchange, Exchange		
Name of Presentant	Mr BIJAN KUMAR GHOSH	Presented At	Office
Date of Execution	18-12-2015	Date of Presentation	18-12-2015
Remarks			

On 07/12/2015

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 34,57,750/-. MV of the property of Greatest Value Rs 17,73,500/-



(Md Shadman)

DISTRICT SUB-REGISTRAR

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

South 24-Parganas, West Bengal

On 18/12/2015

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 : 31 of Indian Stamp Act 1899.

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

Presented for registration at 12:51 hrs on : 18/12/2015, at the Office of the D.S.R. - I SOUTH 24-PARGANAS by Mr BIJAN KUMAR GHOSH , one of the Executants.

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

Execution is admitted on 18/12/2015 by

Mr RANJAN GHOSH, Son of Late GOPAL KRISHNA GHOSH, 170, BGHAJATIN PLACE, P.O: BAGHAJATIN, Thana: Patuli, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700086, By caste Hindu, By Profession Retired Person

Indetified by Mr ROHIT GHOSH, Son of Mr BIJAN KR GHOSH, 77, BAIPLAB ULLASKAR DUTTA ROAD, P.O: BAGHAJATIN, Thana: Patuli, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700086, By caste Hindu, By Profession Student

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

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Mr BIJAN KUMAR GHOSH, Son of Late GOPAL KRISHNA GHOSH, 170, BGHAJATIN PLACE, P.O: BAGHAJATIN, Thana: Patuli, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN -

caste Hindu, By Profession Retired Person
by Mr ROHIT GHOSH, Son of Mr BIJAN KR GHOSH, 77, BAIPLAB ULLASKAR DUTTA ROAD, P.O:
HAJATIN, Thana: Patuli, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN -
700086, By caste Hindu, By Profession Student

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 19,549/- (A(1) = Rs 19,503/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 19,549/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,06,430/- and Stamp Duty paid by Draft Rs 1,05,435/-, by Stamp Rs 1,000/-

Description of Stamp

1. Rs 1,000/- is paid on Impressed type of Stamp, Serial no 908, Purchased on 15/12/2015, Vendor named B Dutta.

Description of Draft

1. Rs 25,435/- is paid, by the Draft(8554) No: 000405134476, Date: 17/12/2015, Bank: STATE BANK OF INDIA (SBI), BARODA PARK BAI SNABGHATA.
2. Rs 40,000/- is paid, by the Draft(8554) No: 000405134477, Date: 17/12/2015, Bank: STATE BANK OF INDIA (SBI), BARODA PARK BAI SNABGHATA.
3. Rs 40,000/- is paid, by the Draft(8554) No: 000405134478, Date: 17/12/2015, Bank: STATE BANK OF INDIA (SBI), BARODA PARK BAI SNABGHATA.



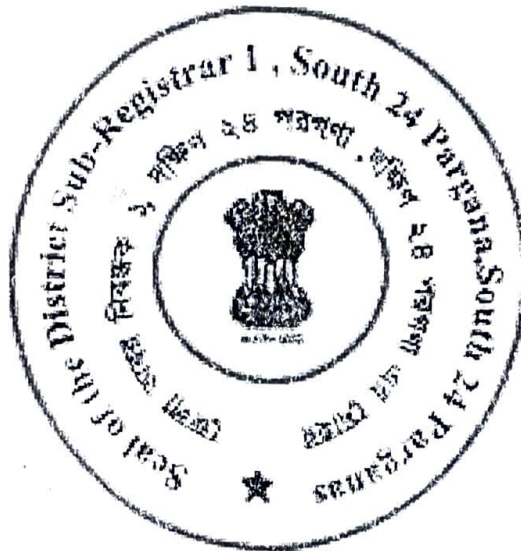
(Md Shadman)

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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1601-2015, Page from 74863 to 74893
being No 160104776 for the year 2015.



Digitally signed by MD SHADMAN
Date: 2015.12.18 15:35:29 +05:30
Reason: Digital Signing of Deed.

MD Shadman

(Md Shadman) 18-12-2015 15:35:28

DISTRICT SUB-REGISTRAR

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

West Bengal.

(This document is digitally signed.)