

## DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this the ..... day of \_\_\_\_\_, 2026 (Two Thousand Twenty-Six) *B E T W E E N* ;

(1) **SRI ANJAN KUMAR SARKAR**, PAN: FSPPS3053H,  
(2) **SRI SANJAY SARKAR**, PAN AVEPS8749K, and (3)  
**SRI SANJIB SARKAR**, PAN: ASSPS7736D, all sons of Sri Amarendra Nath Sarkar, all are by faith Hindu, by nationality : Indian, by occupation: Nos.1 & 2 Business and No.3 Service, all are residing at 95, New Tollygunge, Post Office : Purba Putiary, Police Station Regent Park, Kolkata : 700093, District: 24 Parganas (South), hereinafter jointly called and referred to as the “**OWNERS/ VENDORS**” (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include each of their respective heirs, executors, successors, administrators, legal representatives and assigns) of the **FIRST PART**, represented by their constituted Attorney **LOKENATH CONSTRUCTION**, having its Office at 196, New Tollygunge, Post Office : Purba Putiary, Police Station : Regent Park, Kolkata : 700093, District : 24 Parganas (South), represented herein by

LOKENATH CONSTRUCTION

*Bibhas Mukherjee*  
Partner

:: 2 ::

its Partners namely, (1) **SRI SANKAR SAHA**, son of Late Chunilal Saha of 6, Post Office Road, Post Office : Purba Putiary, Police Station : Regent Park, Kolkata : 700093, District : 24 Parganas (South) and (2) **SRI BIBHAS MAZUMDER**, son of Late Brojo Gopal Mazumder of 196, New Tollygunge, Post Office : Purba Putiary, Police Station : Regent Park, Kolkata : 700093, District : 24 Parganas (South) duly appointed by dint of a registered Development Power of Attorney, which was duly registered on 9<sup>th</sup> February, 2024 in the Office of the District Sub-Registrar – III at Alipore, South 24 Parganas and recorded in Book No.I, Volume No.1603-2024, Pages from 53864 to 53884, Being No.160302083 for the year 2024.

AND

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**PURCHASER**" (which term or expression shall unless excluded

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by or repugnant to the subject or context be deemed to mean and include his heirs, legal representatives, successors, administrators and assignees) of the **SECOND PART**.

**AND**

**LOKENATH CONSTRUCTION**, having PAN : AABFL1823F, a registered Partnership Firm, having its Office at 196, New Tollygunge, Post Office : Purba Putiary, Police Station : Regent Park, Kolkata : 700093, District : 24 Parganas (South), represented herein by its Partners namely, (1) **SRI SANKAR SAHA**, having PAN : APMPS3553B, son of Late Chunilal Saha, by faith : Hindu, by nationality : Indian, by occupation : Business, residing at 6, Post Office Road, Post Office : Purba Putiary, Police Station : Regent Park, Kolkata : 700093, District : 24 Parganas (South) and (2) **SRI BIBHAS MAZUMDER**, having PAN : AGSPM8824E, son of Late Brojo Gopal Mazumder, by faith : Hindu, by nationality : Indian, by occupation : Business, residing at 196, New Tollygunge, Post Office : Purba Putiary, Police Station : Regent Park, Kolkata : 700093, District : 24 Parganas (South), hereinafter called and referred to as “the

**DEVELOPER/CONFIRMING PARTY**" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successors-in-office and assigns) of the **THIRD PART**.

WHEREAS originally one Amarendra Nath Sarkar had become the sole and absolute Owner in respect of ALL THAT piece and parcel of land measuring about 5 (Five) Cottahs 25 (Twenty-Five) Square Feet more or less, situate and lying at Mouza : Purba Putiary & Bansdroni, J.L. No.43, under Police Station : Regent Park, within the limits of the Kolkata Municipal Corporation, Additional District Sub-Registry Office at Alipore, District : 24 Parganas (South), by virtue of a registered Deed of Transfer executed by the Governor of the State of West Bengal, which was duly registered on 1<sup>st</sup> December, 1997 in the Office of the Additional District Sub-Registrar at Alipore, South 24 Parganas and recorded in Book No.I, Volume No.191, Pages 55 to 66, Being No.4909 for the year 1997.

AND WHEREAS the said Amarendra Nath Sarkar duly mutated his name with the Office of the Kolkata Municipal Corporation in respect of his aforesaid property and after such mutation, the

:: 5 ::

aforesaid property known and numbered as Municipal Premises No.93, Vidyamandir Road (mailing address 95, New Tollygunge, Purba Putiary), Police Station : Regent Park, Kolkata : 700093, under Ward No.114, District : 24 Parganas (South) and used to pay the necessary taxes to the said Authority.

AND WHEREAS thereafter the said Amarendra Nath Sarkar constructed R.T. shed structure upon a portion of his aforesaid property and started living therein with the members of his family.

AND WHEREAS subsequently the Government of the State of West Bengal being the Executor transfer the aforesaid property unto and in favour of said Amarendra Nath Sarkar, by virtue of a registered Indenture dated 23<sup>rd</sup> November, 2023, which was duly registered on 15<sup>th</sup> January, 2024 in the Office of the District Sub-Registrar - III at Alipore, South 24 Parganas and recorded in Book No.I, Volume No.1603-2024, Pages from 14839 to 14862, Being No.160300492 for the year 2024.

AND WHEREAS while absolutely seized and possessed of the aforesaid property as Owner thereof, said Amarendra Nath

:: 6 ::

Sarkar gifted away his aforesaid property unto and in favour of his three sons viz. Anjan Kumar Sarkar, Sanjay Sarkar and Sanjib Sarkar, by virtue of a registered Deed of Gift absolutely and forever. The aforesaid Deed was duly registered on 9<sup>th</sup> February, 2024 in the Office of the District Sub-Registrar – III at Alipore, South 24 Parganas and recorded in Book No.I, Volume No.1603-2024, Pages from 54022 to 54043, Being No.160302074 for the year 2024.

AND WHEREAS in the manner stated above, said Anjan Kumar Sarkar, Sanjay Sarkar and Sanjib Sarkar, the Vendors herein became the absolute joint Owners of the aforesaid property i.e. ALL THAT piece and parcel of land measuring about 5 (Five) Cottahs 25 (Twenty-Five) Square Feet more or less together with R.T. shed structure having an area of 100 (One Hundred) Square Feet more or less, situate and lying at Mouza : Purba Putiary & Bansdroni, J.L. No.43, being known and numbered as Municipal Premises No.93, Vidyamandir Road (mailing address 95, New Tollygunge, Purba Putiary), Police Station : Regent Park, Kolkata : 700093, within the limits of the Kolkata Municipal Corporation, under Ward No.114, Additional District Sub-Registry Office at Alipore, District : 24 Parganas (South),

:: 7 ::

morefully described in the FIRST SCHEDULE hereunder written and hereinafter referred to as “the SAID PROPERTY” and since then have been possessing the same uninterruptedly by doing all acts of ownership and paying taxes thereto.

AND WHEREAS the Vendors herein with an intention to construct/develop the said property into a G+III storied pucca Building, entered into a registered Development Agreement with the Developer herein on 9<sup>th</sup> February, 2024 under the certain terms and conditions as mentioned therein to effect and/or materialize work. The aforesaid Agreement for Development was duly registered in the Office of the District Sub-Registrar – III at Alipore, South 24 Parganas and recorded in Book No.I, Volume No.1603-2024, Pages from ..... to ....., Being No.160302075 for the year 2024.

AND WHEREAS the Vendors herein subsequently executed a Development Power of Attorney in favour of the Developer herein and empowered it to do all acts, Deeds and things regarding development of the said property by way of constructing Building and for doing all allied jobs as stated in the said

:: 8 ::

General Power of Attorney. The Deed was duly registered on 9<sup>th</sup> February, 2024 in the Office of the District Sub-Registrar – III at Alipore, South 24 Parganas and recorded in Book No.I, Volume No.1603-2024, Pages from 53864 to 53884, Being No.160302083 for the year 2024.

AND WHEREAS as per the said Agreement for Development, the Developer herein has already sanctioned the Building Plan vide No.2025110012 dated 12<sup>th</sup> April, 2025 from the Kolkata Municipal Corporation for construction of a G+III storied Building upon the said property and already completed constructional work of the said Building upon the said property.

AND WHEREAS thereafter the Developer herein duly constructed and completed the constructional work of said G+III storied Building in accordance with the said sanctioned Building Plan dated 12<sup>th</sup> April, 2025.

AND WHEREAS after completion of the said Building in all respect, the Developer herein has handed over possession of the Owners' allocation to Vendors herein with their full satisfaction by issuing one Possession Letter dated .....

AND WHEREAS after fulfilling all of its contractual obligations with the Vendors herein in terms of the said Development Agreement, the Developer herein was absolutely seized and possessed of or otherwise well and sufficiently entitled to ALL THAT Flats/s, Space/s in the said Building at the said property free from all encumbrances and as per specific terms and conditions of the said Development Agreement, the Developer herein is entitled to in the Developer's allocation exclusively and was entitled to dispose of the same in the manner as the Developer herein in its absolute discretion may think fit and proper. The Developer herein has since constructed, completed and finished the Developer's allocation in the said Building.

AND WHEREAS the Purchaser herein has approached the Developer herein and agreed to acquire a portion of the Developer's allocation in the said Building and accordingly entered into an Agreement for purchasing one Flat having super built up area of \_\_\_\_\_ Square Feet more or less on the South-Eastern side in the Ground Floor of the G+III storied Building.

AND WHEREAS the Purchaser herein has inter-alia agreed to acquire from the Vendors herein, the undivided impartiable

proportionate share of land in the said property, morefully described in the FIRST SCHEDULE hereunder written, free from all encumbrances, charges, liens, lispendences, attachments, trusts whatsoever TOGETHER WITH the proportionate share and the benefit of the Plan relating to the said Flat having super built up area of \_\_\_\_\_ Square Feet more or less on the South-Eastern side in the Ground Floor of the G+III storied Building exclusively belonging to the Developer's allocation, hereinafter called and referred to as "the SAID FLAT", which is morefully described in the SECOND SCHEDULE hereunder written, also with the right of use of the common portions, morefully described in the THIRD SCHEDULE hereunder written and TOGETHER WITH all right or rights in respect of said Flat and the common portions, proportionately from the Developer herein, which is morefully described in the SECOND SCHEDULE hereunder written on the terms and conditions as agreed upon by and between the Parties thereto as per said Agreement at or for the total consideration of Rs. \_\_\_\_\_/- (Rupees \_\_\_\_\_) only paid by the Purchaser herein to the Developer herein.

AND WHEREAS the Developer herein has represented and assured the Purchaser herein that the said Flat having super

:: 11 ::

built up area of \_\_\_\_\_ Square Feet more or less on the South-Eastern side in the Ground Floor of the G+III storied Building is free from all encumbrances charges, liens, lispensens, attachments, trusts whatsoever or howsoever and the Vendors herein have also represented and assured the Purchaser herein that they had and have absolute power and authority to sell and transfer the undivided impartible proportionate share or interest in the land comprised in the said property attributable to the said Flat.

AND WHEREAS in pursuance of the aforesaid, the present Vendors herein at the request of the Developer herein completing the sale of the undivided impartible proportionate share of land in the said property attributable to the said Flat and the Developer herein is also completing the sale of the said Flat and the undivided impartible proportionate share in the common portions in the said Building and/or the said property by these presents.

NOW THIS INDENTURE WITNESSETH THAT in pursuance of the said property and in consideration of the sum of Rs. \_\_\_\_\_/- (Rupees \_\_\_\_\_) only paid by the

Purchaser herein to the Developer herein being the total consideration price which includes the costs of undivided impartible proportionate share in land at the said property of the Vendors herein attributable to the said Flat having super built up area of \_\_\_\_\_ Square Feet more or less on the South-Eastern side in the Ground Floor of the G+III storied Building and the undivided impartible proportionate share in the common portions (the receipt whereof the Developer herein doth hereby also by the receipt and Memo of Consideration hereunder written, admits and acknowledges, which duly affirmed by the Vendors herein also and of and from the payment of the same forever, release, discharge and acquit the Purchaser herein and the said undivided impartible proportionate share of land in the said property attributable to the said Flat and the undivided impartible proportionate share in the common portions). The Vendors herein do hereby grant, sell, convey, transfer, assign and assure and the Developer herein doth hereby confirms unto the Purchaser herein ALL THAT the undivided impartible proportionate share in the land contained in the said property, morefully described in the FIRST SCHEDULE hereunder written, attributable to the said Flat TOGETHER WITH the proportionate share and/or the benefit of

the Plan relating to the said Flat, morefully described in the SECOND SCHEDULE hereunder written AND ALSO the undivided impartible proportionate share of the common portions, morefully described in the THIRD SCHEDULE hereunder written, in common with the Co-Owners, Vendors herein and/or Occupiers of the said Building AND the Developer herein doth hereby grant, sell, convey, transfer, assign and assure and the Vendors herein do hereby confirm unto the Purchaser the said Flat having super built up area of \_\_\_\_\_ Square Feet more or less on the South-Eastern side in the Ground Floor of the G+III storied Building, morefully described in the SECOND SCHEDULE hereunder written and the undivided impartible proportionate share in the common portion, morefully described in the THIRD SCHEDULE hereunder written OR HOWSOEVER OTHERWISE the undivided impartible proportionate share of land in the said property attributable to the said Flat and undivided impartible proportionate share in the common portions now are or is or at any time hereto before were or was situate, butted & bounded, called, known, numbered, described and distinguished TOGETHER WITH all areas, fences, passages, sewers, drains, water, water courses, benefits, advantages and all manners,

former or other rights, liberties and easements privileges, appendages and appurtenances whatsoever belonging to the said undivided impartible proportionate share of land in the said property attributable to the said Flat and the undivided impartible proportionate share in the common portions or in anywise appertaining thereto or any part thereof, usually held, used, occupied, accepted, enjoyed reputed or known as part or parcel or member thereof or appurtenant thereto AND the reversion or reversions, remainder or remainders and the rents, issues and profits of the said undivided impartible proportionate share of land in the said property attributable to the said Flat and the undivided impartible proportionate share in the common portions and other rights hereby conveyed AND all the estate, right, title, interest, property, claim and demand whatsoever of the Vendors herein and the Developer herein into or upon the said undivided impartible proportionate share of land in the said property attributable to the said Flat and undivided impartible proportionate share in the common portions respectively and all other benefits, rights and properties therein comprised and hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be and every part or parts thereof respectively or

arising out therefrom AND TOGETHER FURTHER WITH all rights, liberties and appurtenances, whatsoever TO AND UNTO the Purchaser herein free from all encumbrances, trust, liens, lispendences and attachments whatsoever (save only those as are expressly mentioned herein) AND TOGETHER FURTHER WITH AND SUBJECT TO easements or quasi-easements and other stipulations and provisions in connection with the beneficial common use and enjoyment of the premises, the land and the said Building by the Purchaser herein as Co-Owner, as mentioned in the FIFTH SCHEDULE hereunder written AND TO HAVE AND TO HOLD the said undivided impartible proportionate share of land attributable to the said property and the said Flat and the undivided impartible proportionate share in the common portions and all other benefits and rights hereby granted, sold, conveyed, transferred, assigned and assured or expressed or intended so to be and every part or parts thereof respectively or arising out there from absolutely and forever SUBJECT TO the covenants, the rules and regulations contained in the SIXTH SCHEDULE hereunder written and/or elsewhere herein AND ALSO SUBJECT TO the Purchaser's paying and discharging all taxes, impositions and other common expenses relating to the said property proportionately

:: 16 ::

and the said Flat and details whereof are morefully mentioned in the FOURTH SCHEDULE and the SIXTH SCHEDULE hereunder written.

THE VENDORS HEREIN AND THE DEVELOPER HEREIN DO  
HEREBY COVENANT WITH THE PURCHASER HEREIN as follows :-

1. THAT the interest which the Vendors herein and the Developer herein do hereby professes to transfer, subsists and that the Vendors herein and the Developer herein have the sole right, full power and absolute authority to grant, sell, convey, transfer, assign and assure unto the Purchaser herein, the said Flat and undivided impartible proportionate share in the common portions TOGETHER WITH the benefits, rights and properties hereby sold and conveyed.
2. AND THAT it shall be lawful for the Purchaser herein from time to time and at all times hereafter to enter into and upon and to use, hold and enjoy the said undivided impartible proportionate share of land in the said

property, the said Flat and the undivided impartible proportionate share in the common portions and all benefits, rights and properties hereby conveyed and every part thereof and to receive the rents, issues and profits thereof without any interruption, disturbance, claim or demand whatsoever from or by the Vendors herein or the Developer herein or any person or persons claiming through under or in trust for the Vendors herein and/or the Developer herein unless otherwise expressly mentioned herein AND freed and cleared from and against all manner of encumbrances, trusts, liens and attachments whatsoever SAVE only those as are expressly contained herein.

3. AND THAT the Vendors herein and the Developer herein shall from time to time and at all times hereafter upon every requests and at the costs of the Purchaser herein makes, do, acknowledge, exercise, execute, register and perfect all such further and/or other lawful and reasonable acts, deeds, matters and things whatsoever for further better or more perfectly assuring the said undivided impartible proportionate share of land in the

said property, the said Flat and the undivided impartible proportionate share in the common portions TOGETHER WITH the benefits, rights and properties hereby granted unto the Purchaser herein in the manner aforesaid.

4. The Promoter shall abide by the time schedule for completing the project and handing over the [Apartment/Plot] to the Allottee and the common areas to the association of the allottees after receiving the occupancy certificate\* or the completion certificate or both.

PROVIDED ALWAYS AND IT IS HEREBY EXPRESSLY AGREED AND DECLARED BY AND BETWEEN THE PARTIES HERETO as follows :-

THAT the said Flat has been constructed, completed and made tenantable and vacant possession thereof has been delivered by the Developer herein and the Purchaser herein duly received delivery of possession of the same with his full satisfaction and the Purchaser herein also declares that he has no claim, demand in respect of the said Flat either in present or in future.

:: 19 ::

THE FIRST SCHEDULE ABOVE REFERRED TO

(DESCRIPTION OF THE SAID PROPERTY/PREMISES)

ALL THAT piece and parcel of land measuring an area of 5 (Five) Cottahs 25 (Twenty-Five) Square Feet be the same a little more or less together with G+III storied Building standing thereon, situate and lying at Mouza : Purba Putiary & Bansdroni, J.L No.43, being known and numbered as Municipal Premises No.93, Vidyamandir Road (mailing address 95, New Tollygunge, Purba Putiary), Police Station : Regent Park, Kolkata : 700093, within the limits of the Kolkata Municipal Corporation, under Ward No.114, Additional District Sub-Registry Office at Alipore, District : 24 Parganas (South), together with all right, title, interest and right of easement attached thereto and the same is butted & bounded as follows :-

ON THE NORTH : Plot No.98 ;  
ON THE SOUTH : Plot No.94 ;  
ON THE EAST : 20' wide K.M.C. Road ;  
ON THE WEST : Plot No.96.

THE SECOND SCHEDULE ABOVE REFERRED TO

(DESCRIPTION OF THE SAID FLAT)

ALL THAT piece or parcel of a compact, complete and habitable Flat having super built up area of \_\_\_\_\_  
\_\_\_\_\_ Square Feet more or less consisting of \_\_\_\_\_ bed rooms,  
\_\_\_\_\_ drawing-cum-kitchen, \_\_\_\_\_ toilet, cover parking space

:: 20 ::

being no. \_\_\_\_\_ & area measuring 135 sq. ft. and \_\_\_\_\_ balcony with marble flooring on the South-Eastern side in the Ground Floor of the G+III storied Building that has been constructed and/or built on the piece or parcel of land, as described in the FIRST SCHEDULE hereinabove written, TOGETHER WITH undivided impartible proportionate share or interest in land attributable to the said Flat and all other rights of user of the common parts/portions in the said Building, as mentioned in the THIRD SCHEDULE hereunder written and the said Flat are delineated on the MAP or PLAN annexed and bordered with "RED" colour attached herewith.

THE THIRD SCHEDULE ABOVE REFERRED TO

(DESCRIPTION OF THE COMMON AREAS AND FACILITIES)

1. Entrance and exit to the said proposed new Building.
2. Boundary walls and main gate of the said proposed new Building.
3. Stair case and staircase lobbies on all the floors.
4. Entrance lobby.
5. Common installations of the roof.
6. Roof and/or terrace above the top floor of the said proposed new Building.
7. Meter room.

8. Drainage and sewerage lines and other installations for the same (except only those as are those to be installed within the exclusive area of any Flat and/or exclusively for its use).
9. Water supply, R.C.C. underground/P.V.C. overhead reservoir, septic tank will be provided as per design. Water pump, submersible electric pump with motor of appropriate rating will be installed on the Second Floor to deliver water to overhead reservoir.
10. Electrical wiring and other fittings (excluding only those as are to be installed within the exclusive area of any Flat and/or exclusively for its use).
11. Lighting of the common portions.
12. Such other common parts areas, equipments, installations, fittings, fixtures and spaces in or about the said proposed new Building as are necessary for passage to and/or user of the Flats in common by the Co-Owners.
13. Lift, lift well and lift machine room.

THE FOURTH SCHEDULE ABOVE REFERRED TO  
(DESCRIPTION OF THE COMMON EXPENSES)

1. MAINTENANCE :-

All the proportionate costs of maintaining, operating, replacing, repairing, white washing, painting, decorating, redecorating, rebuilding, reconstructing, lighting and renovating the common portions, including the exterior or interior (but not inside any Flat) walls of the New Building.

2. COMMON UTILITIES :-

Proportionate costs of all charges and deposits for supplies of common utilities to the Co-Owner in common.

3. ELECTRICITY :-

Proportionate costs of electricity charges or the electrical energy consumed for the operation of the common portions.

4. RATES AND TAXES :-

Municipal tax and other levies in respect of the said property and the New Building SAVE those separately assessed on the Purchaser in respect of the said Flat.

5. All other expenses including maintenance of lift, taxes, rates and other levies as be necessary or incidental or liable to be paid by the Co-Owner in common including such amount as be fixed for creating fund for replacement, renovation, painting and/or expenses relating to the common portions.

THE FIFTH SCHEDULE ABOVE REFERRED TO  
(DESCRIPTION OF THE EASEMENTS & QUASI-EASEMENTS)

The Co-Owner shall allow each other and the following rights, easements, quasi-easements, privileges and/or appurtenances :-

1. The right of common passage, user and movement in all common portions.
2. The right of passage of utilities, including, connection for telephones, televisions, pipes, cables etc. through each and every part of the said Building including the said Flat.
3. Rights of support, shelter and protection of each portion of the said Building by other and/or others thereof.
4. The absolute, unfettered and un-encumbered right over the common portions SUBJECT TO the terms and conditions herein contained.

5. Such rights, supports, easements and appurtenances as are usually held, used, occupied or enjoyed as part or parcel of the said Flat.
6. Right to install Dish Antenna at such place on the roof of the said Building as may be demarcated by the Developer for such purpose, from time to time without in any manner, disturbing any Co-Owner entitled exclusively to the same.

THE SIXTH SCHEDULE ABOVE REFERRED TO

(DESCRIPTION OF THE COVENANTS, RULES & REGULATIONS)

1. The Purchaser shall not at any time, claim partition of the undivided impartible proportionate share and/or the common portions.

SUBJECT TO the provisions contained in these presents AND SUBJECT TO the provisions of law of for the time being in force, the Purchaser shall be entitled to the exclusive ownership, possession and enjoyment of the said Flat and the undivided impartible proportionate share of land in the said property and the same shall be heritable and transferable as other immovable properties.

2. MUTATION, TAXES & IMPOSITIONS :-

- A. The Purchaser shall after the transfer being completed in terms hereof apply for and has the said Flat separately assessed for the purpose of assessment of rates and taxes.
- B. Until such time as the said Flat be not separately assessed and/or mutated in respect of any tax or imposition, the Purchaser shall bear and pay the proportionate share of the rates and taxes.
- C. Upon the mutation of the said Flat in the name of the Purchaser for the purpose of liability of any tax or imposition, the Purchaser shall pay wholly such tax or imposition in respect of the said Flat.

3. THE ASSOCIATION :-

The Purchaser herein and also the Vendors herein and the Developer (if it retains any Flat and Space) shall become Members of the Association and shall pay proportionately, all costs for and/or relating to the formation and the establishment of the Association and shall sign such forms, papers, documents, memorandum, articles, declarations, constitution, rules and/or regulations as be necessary and be reasonably required by the Association.

:: 26 ::

IN WITNESS WHEREOF the Parties hereto have hereunto set and subscribed their respective hands on the day, month and year first above written.

SIGNED, SEALED & DELIVERED

by the Parties at Kolkata

in the presence of :-

WITNESSES :-

1.

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Signature of the constituted  
*ATTORNEY* of the *OWNERS*/  
*VENDORS*

2.

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Signature of the *PURCHASER*

Drafted by me :-

*Advocate*

Enroll. No.

Alipore Judges' Court, Kol : 27.

Computer Typed by :-

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Signature of the *DEVELOPER*/  
*CONFIRMING PARTY*

DEBASISH NASKAR

Alipore Judges' Court, Kol : 27.

MEMO OF CONSIDERATION

RECEIVED of and from the within named Purchaser the within mentioned sum of Rs. \_\_\_\_\_/- (Rupees \_\_\_\_\_) only being the consideration in full towards sale of the said Flat including the price of undivided impartible proportionate share or interest in the common portions in the said Building and/or said property as per Memo below :-

MEMO

SL. No.	DATE	CHEQUE No.	BANK WITH BRANCH	AMOUNT
01.				
02.				
03.				
04.				
05.				
06.				
07.				
Total : .....				

WITNESSES :-

1.

LOKENATH CONSTRUCTION  
*Bibhas Mazumder*  
Partner

\_\_\_\_\_  
Signature of the DEVELOPER/  
CONFIRMING PARTY

2.