

2123/18

1-22002/11

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.5000

Rs.5000

पाँच हजार रुपये

FIVE THOUSAND RUPEES

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

C 585853

D/K
12801
OS 3-46

B-0-2868594

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this 5th day of March
Two Thousand Sixteen (2016)

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

Addl. District Sub-Registrar
Bhjala, South 24 Parganas

02 MAR 2016

3662

No. Re. 5000/- Date.

Name: *Anjali Ray Choudhury*

Address: *71/2 D.H. Rd*

Vendor: *Subhankar Das*

Stamp Vendor

Stamp Vendor

Alipur Police Court, Kol - 27

Kg/r 8.

3662 = 5000X1 = 5000/-

Subir Datta Choudhury

V.C.T. 9

3959

Subir Datta Choudhury

V.C.T. 9

3961

Kankana Sarkar

V.C.T. 9

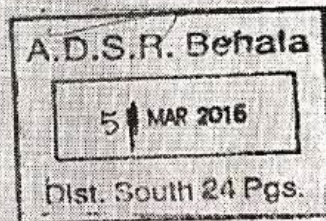
3962

Chandana Das

V.C.T. 9

3960

Bandana Ghera



B E T W E E N

(1) **SRI SUBIR DUTTA CHOWDHURY (FORM-60)**, son of Late Chittaranjan Dutta Chowdhury, by Religion: Hindu, by nationality: Indian, by Occupation : Business, residing at 87, Diamond Harbour Road, Post Office : Barisha, Police Station : Thakurpukur, Kolkata : 700008, (2) **SMT. KANKANA SARKAR (FORM-60)**, wife of Sri Amal Krishna Sarkar, by Religion; : Hindu, by National : Indian, by Occupation : House-Wife, residing at New Milan Pally, Post Office & Police Station : Siliguri Bazar, District : Darjeeling, Pin : 734005, (3) **SMT. CHANDANA DAS (PAN-ASLPD7854L)**, wife of Sri Amitava Das, by Religion : Hindu, by National ; Indian, by occupation : House-Wife, residing at 15/31B, Banamali Ghoshal Lane, P.O. & P.S. - Behala, Kolkata : 700034 and (4) **SMT. BANDANA GUHA (FORM - 60)**, wife of Sri Shobhanlal Guha, by Religion; Hindu, by National; Indian, by occupation; House wife, residing at E/9/1, Parui Kancha Road, Adarsha Nagar, Bakultala, P.O. - & P.S. Parnasree, Kolkata : 700060, 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, administrators, legal representatives and assigns) of the **ONE PART.**

A N D

SMT. ANJALI ROYCHOWDHURY (PAN- AOJPR4167C), wife of Late Ajit Kumar Roychowdhury, by Religion; Hindu, by Occupation Business, by Nationality Indian, residing at 71/2, Diamond Harbour Road, P.O. - Barisha, P.S. Thakurpukur, Kolkata - 700008, hereinafter

 V.C.T.S
3964
- Rajat Roychowdhary

Uttam Ray
S/o A.M. Ray
of P-33 Green Park
P.O. P.S. - Behala
West-34.



A.D.S.R. Behala
5 MAR 2016
Dist. South 24 Pgs.

called and referred to as "the **PURCHASER**" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the **OTHER PART**.

WHEREAS Chittaranjan Dutta Chowdhury, since deceased, was Owner in respect of ALL THAT piece and parcel of land measuring more or less 3 (Three) Cottahs 14 (Fourteen) Square Feet together with old dilapidated 2 (Two) storied Building standing thereon, situate and lying at Mouza : Purba Barisha, J.L. No.23, R.S. No.43, under Khatian No. 2069, appertaining to Dag Nos.55 & 55/4594(P), being known and numbered as Municipal Premises No. 152, Diamond Harbour Road (mailing address 87, Diamond Harbour Road, Barisha Silpara), Police Station : Thakurpukur, Kolkata : 700008, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward No. 123, bearing Assessee No.41-123-06-0147-5, District : 24 Parganas (South), besides the other properties.

AND WHEREAS said Chittaranjan Dutta Chowdhury died and his wife also died and at present the son and married daughters of the aforesaid deceased are the legal heirs and they jointly inherited the property of the said Chittaranjan Dutta Chowdhury.

AND WHEREAS thereafter the Vendors herein duly mutated their names with the Office of the Kolkata Municipal Corporation (South Suburban Unit) in respect of their aforesaid property and absolutely

seized and possessed the same as joint Owners thereof by paying taxes thereto.

AND WHEREAS while seized and possessed the aforesaid property as joint Owners thereof, the present Vendors herein for various reasons decided to sell **ALL THAT** piece and parcel of demarcated house appertaining land measuring more or less 1 (One) Cottah 9 (Nine) Chittacks together with structure standing thereon, situate and lying at Mouza : Purba Barisha, J.L. No.23, R.S. No.43, under Khatian No.2969, appertaining to Dag Nos.55 8s 55/4594(P), being the portion of Municipal Premises No. 152, Diamond Harbour Road (mailing address 87, Diamond Harbour Road, Barisha Silpara), Police Station : Thakurpukur, Kolkata : 700008, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward No. 123, bearing Assessee No. 41-123-06-0147-5, District : 24-Parganas (South), morefully described in the **SCHEDULE** hereunder written and hereinafter referred to as "the **SAID PROPERTY**" out of their aforesaid property.

AND WHEREAS the Vendors have agrees to sell and the Purchaser has agrees to purchase **ALL THAT** piece and parcel of demarcated house appertaining land measuring an area of 1 (One) Cottah 9 (Nine) Chittacks be the same a little more or less together with structure standing thereon, situate and lying at Mouza : Purba Barisha, J.L. No.23, R.S. No.43, under Khatian No.2969, appertaining to Dag Nos. 55 & 55/4594(P), being the portion of Municipal Premises No. 152,

Diamond Harbour Road (mailing address 87, Diamond Harbour Road, Barisha Silpara), Police Station : Thakurpukur, Kolkata : 700008, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward No.123, in the District of 24 Parganas (South), more fully and particularly described in the schedule hereunder written, hereinafter called the said property at or for the consideration **Rs.12,00,000/- (Rupees Twelve Lakh) only** free from all encumbrances.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of a sum of **Rs. 12,00,000/- (Rupees Twelve Lakh) only** well and truly paid by the Purchaser to the Vendors on or before the execution of these presents (the receipt whereof the Vendors doth hereby as also by the receipt hereunder written admits and acknowledges and of and from the same and ever part thereof forever acquits releases and discharges the Purchaser and the said Land) the Vendors doth hereby grants, transfers, conveys, sells, assigns and assures to and unto and in favour of the Purchaser **ALL THAT** piece and parcel of demarcated house appertaining land measuring an area of 1 (One) Cottah 9 (Nine) Chittacks be the same a little more or less together with structure standing thereon, situate and lying at Mouza : Purba Barisha, J.L. No.23, R.S. No.43, under Khatian No.2969, appertaining to Dag Nos. 55 & 55/4594(P), being the portion of Municipal Premises No. 152, Diamond Harbour Road (mailing address 87, Diamond Harbour Road, Barisha Silpara), Police Station : Thakurpukur, Kolkata : 700008, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward

No.123, in the District of 24 Parganas (South), which is more particularly described in the Schedule hereunder written and delineated in **RED** in the annexed site plan, free from all encumbrances **TOGETHER WITH** like proportionate share in all the ways paths, passages, under ways, sewers, drains, trees, shrubs advantages or common passages fences water, water courses rights liberties easements privileges advantages appendages and appurtenances whatsoever thereunto belonging or in anywise appertaining thereto or any part thereof or which with the same or any part thereof or taken as part held used enjoyed occupied reputed deemed taken or taken as part or parcel thereof or appertaining thereto and the remainder and remainders, reversion and reversions **AND** all the estate right title interest inheritance use possession property claim and demand whatsoever both at law and in equity of the Vendors into upon or in respect of the said Land and every part thereof **TO HAVE AND TO HOLD** the said Land of the Vendors and **ALL AND SINGULAR** other the property hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be **TOGETHER WITH** all rights members and appurtenances thereof unto and to the use of the Purchaser absolutely and forever and free from all encumbrances and liabilities whatsoever.

AND the **VENDORS** do hereby covenants with the Purchaser that:-

- (1) **THAT** the Vendors are absolutely entitled to the said undivided Property free from all encumbrances and liabilities whatsoever.

- (2) **THAT** the Vendors have a good right full power absolute authority and indefeasible title to grant sell convey transfer assign assure the said Land hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be unto and to the use of the Purchaser in the manner aforesaid and according to the true intent and meaning of these presents.
- (3) **THAT** the Purchaser shall and will and may from time to time and at all times hereafter peaceably and quietly hold possess and enjoy the said Land and receive and take the rents issues and profits thereof and every part thereof without any hindrance eviction interruption disturbance claim or demand whatsoever from of or by the Vendors or any person or persons whomsoever.
- (4) **THAT** free and clear and freely and clearly and absolutely acquitted exonerated released discharged or otherwise by and at the costs of and expenses of the Vendors well and sufficiently saved defended kept harmless and indemnified of from and against all estates charges mortgages liens lispendens debts attachments execution claims demands encumbrances and liabilities whatsoever.
- (5) **THAT** all rents rates taxes and other outgoings whatsoever payable in respect of the said Land have been paid and satisfied in full by the Vendors upto the date of these presents.

- (6) **THAT** the Vendors and all persons having or lawfully or equitably claiming any right title interest property claim or demand whatsoever in or to the said Land or any part thereof from through under or in trust for the Vendors shall and will from time to time and at all times hereafter at the request and cost of the Purchaser make do acknowledge and execute or cause to be made done acknowledged and executed all such acts deeds matters things and assurances whatsoever for further better and more perfectly and effectually assuring and transferring the said Land and every part thereof unto and to the use of the Purchaser as shall or may be reasonably required.
- (7) **THAT** the Purchaser shall be factually legally entitled to get his name recorded in the records of the Kolkata Municipal Corporation into the Rent Roll of Govt. West Bengal Local Panchayet, Electricity and water supply authority and will be able to pay any rent, rates, charges without any connection or concerned whatsoever with the Vendors and from the date of this sale deed the Purchaser shall regularly pay holding tax and land taxes in respect of the said Land to **her** free choice but all outgoings in connections with the said Land before execution of this Sale deed if found that shall be paid and cleared of by the Vendors.
- (8) **THAT** the said Purchaser shall have the right to sale, mortgage, lease out, let out and/or transfer to any person or company

whatsoever the said land and property as referred to hereinabove and as fully described in the Schedule written herein below.

- (9) **THAT** the said Vendors and any person claiming under it shall and will for all times to come at the request and cost of the Purchaser her, heirs, executors, administrators, legal representatives and assigns, do or cause to be done or execute or cause to be executed all such acts and things or Deed or Deeds whatsoever for further and more perfectly assuring the right, title and interest of the Purchaser in and to the said land as referred to hereinabove and as fully described in the **SCHEDULE** written herein below or any part thereof and the Vendors further covenants that if it transpires that the said land as hereby conveyed, transferred, sold, assigned or assured by the Vendors or is not free from all or any encumbrances as hereinabove stated according to law of the land the Vendors indemnities and states that he or in absence of his legal heirs will be liable to remove all ambiguity or the defect of his title by his own cost.

- (10) **THAT** if the land as fully described in the Schedule written herein below hereby transferred, sold and conveyed or acquired or requisitioned by State or any Statutory Authority or any such authority under law of the land, the Purchaser shall be entitled to get all compensation amount in full from the Vendors.

THE SCHEDULE ABOVE REFERRED TO**(DESCRIPTION OF THE SAID PROPERTY)**

ALL THAT piece and parcel of demarcated house appertaining land measuring an area of 1 (One) Cottah 9 (Nine) ~~Chittacks~~ together with 100 sq ft tiles shed structure standing thereon, situate and lying at Mouza : Purba Barisha, J.L. No.23, R.S. No.43, under Khatian No.2969, appertaining to Dag Nos. 55 & 55/4594(P), being the portion of Municipal Premises No. 152, Diamond Harbour Road (mailing address 87, Diamond Harbour Road, Barisha Silpara), Police Station : Thakurpukur, Kolkata : 700008, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward No.123, bearing Assesse No. 41-123-06-0147-5, Additional District Sub-Registry Office at Behala, District : 24 Parganas (South), together with all right, title, interest and right of easement attached thereto and the entire premises is butted & bounded by :-

ON THE NORTH	: 8 feet wide passage.
ON THE SOUTH	: Pond.
ON THE EAST	: 8 feet wide passage.
ON THE WEST	: Remaining portion of the premises.

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

SIGNED, SEALED & DELIVERED

at Kolkata in presence of:-

WITNESSES:-

1. Anil Kumar Das
S/o Kati Dharendra
Nath Das
15/31B, Banowali
Ghodol Lane, Kol-39

1) Subir Dutt Chowdhury. ✓

2) Kankana Sarkar. ✓

3) Chandana Das

2. Anil Krishna Sarkar
S/o Late Jagdish Ch. Sarkar
Neso Milapally
Sitiguri-734005

1) Bandana Guha. ✓

SIGNATURE OF THE VENDORS

Ranjit Roy Chowdhury

SIGNATURE OF THE PURCHASER

Drafted by me :

Amrit Kumar Roy
Advocate
Alipore Police Court.
Kol-27
F-110/104/84.

MEMO OF CONSIDERATION:

RECEIVED of and from the within-named Purchaser the within mentioned sum of **Rs. 12,00,000/- (Rupees Twelve Lakhs) only** being the total consideration money as per memo below :-

MEMO

Date	Cheque No.	Drawn on	Amount (Rs.)
01/03/2016	146347	United Bank of India, Barisha Branch.	8,00,000/-
01/03/2016	146346	United Bank of India, Barisha Branch.	2,00,000/-
01/03/2016	146345	United Bank of India, Barisha Branch.	2,00,000/-
		TOTAL :	12,00,000/-

(Rupees Twelve Lakh) only.

WITNESSES :-

1. Amitava Das
S/o Kali Dhirendra
Nath Das
15/3/13, Banomali
Ghosal Lane, Kol-34
2. Anil Krishna Sarkar
S/o. Late Jogesh Ch. Sarkar
New Midnapally
Siliguri-734005
- 1) Subir Dutta Chowdhury
- 2) Kankana Sarkar
- 3) Chandana Das
- 4) Bandana Guha,

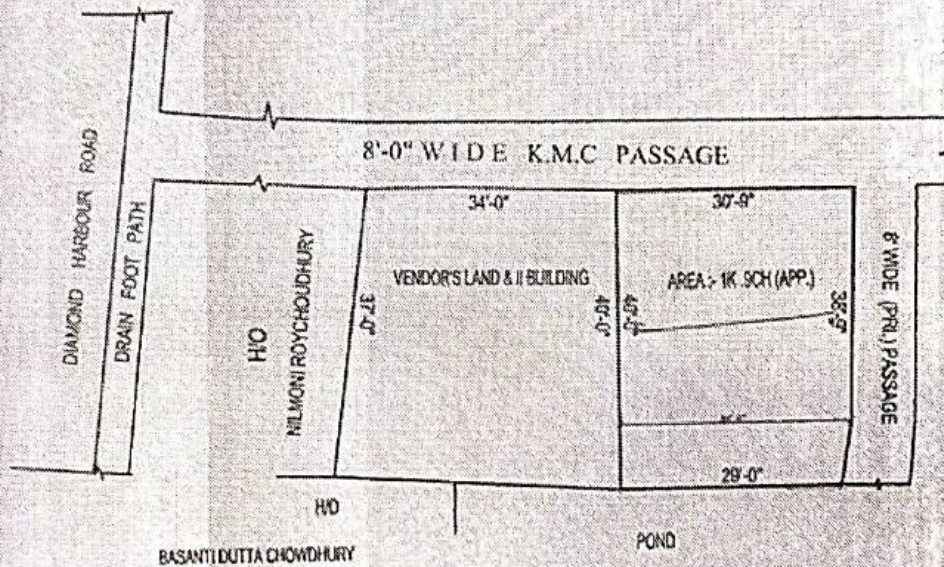
SIGNATURE OF THE VENDORS

SITE PLAN OF PREMISES NO - 152 D.H. ROAD. KMC WARD NO -123 ,
BR NO - XIII , KOL - 700008 , IN MOUZA- PURBA BARISHA ,J.L NO-23 ,R.S NO-43,
KHATIAN NO - 2969 , DAG NO - 55 & 55/4594 (P), P.S - THAKURPUKUR , UNDER
DIST-24PARGANAS (S).
NAME OF THE PURCHASER :- SMT. ANJALI ROY CHOWDHURY.

AREA OF LAND :- 1 KT 9 CH. 00 SQFT. (SHOWN IN RED BORDER)



SCALE: 1:300



Smt. Anjali Chowdhury
Kankana Sarkar
Chandana Das
Bandana Guha.



AMAL KUMAR KOYAL
L.B.S., C.M.C.

L.B.S. No.- 10950

Anjali Roy Chowdhury

SIG OF VENDORS

SIG OF PURCHASER

SIG OF L.B.S



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

Name SUBIR DUTTA CHOWDHURY...

Signature Subir Dutta Chowdhury...



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

Name KANKANA SARKAR.....

Signature Kankana Sarkar.....



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

Name CHANDANA DAS.....

Signature Chandana Das.....



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

Name BANDANA GUHA.....

Signature Bandana Guha.....

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

Name ANIL K. RAYCHANDRY

Signature Anil K. Raychandry

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

Name

Signature

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

Name

Signature

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

Name

Signature



Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. BEHALA, District Name : South 24-Parganas

Signature / LTI Sheet of Query No/Year 16070000286855/2016

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr SUBIR DUTTA CHOWDHURY 87, D.H. Road,, P.O.- BARISHA, P.S.- Thakurpukur, District:-South 24- Parganas, West Bengal, India, PIN - 700008	Seller			<i>Subir Dutta Chowdhury</i> 5/3/16
2	Mrs KANKANA SARKAR NEW MILAN PALLY, SILIGURI BAZAR, P.O.- SILIGURI BAZAR, P.S.- Siliguri, District:- Darjeeling, West Bengal, India, PIN - 734005	Seller			<i>Kankana Sarkar</i> 5/3/16
3	Mrs CHANDANA DAS 15/31B, BANAMALI GHOSHAL LANE,, P.O.- BEHALA, P.S.- Behala, District:-South 24- Parganas, West Bengal, India, PIN - 700034	Seiler			<i>Chandana Das</i> 5/3/16

I. Signature of the Person(n) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mrs BANDANA GUHA E/9/1, PARUI KANCHHA ROAD, ADARSHA NAGAR, P.O.- PARNASREE, P.S.- Behala, District-South 24-Parganas, West Bengal, India, PIN - 700060	Seller			<i>Bandana Guha</i> 5/3/16
5	Mrs ANJALI ROY CHOWDHURY 71/2, DIAMOND HARBOUR ROAD,, P.O- BARISHA, P.S- Thakurpukur, District-South 24- Parganas, West Bengal, India, PIN - 700008	Buyer			<i>Anjali Roy Chowdhury</i>
SI No.	Name and Address of Identifier	Identifier of			Signature with date
1	Mr UTTAM ROY Son of Mr. A N ROY P-33, GREEN PARK,, P.O.- BEHALA, P.S.- Behala, District:- South 24-Parganas, West Bengal, India, PIN - 700034	Mr SUBIR DUTTA CHOWDHURY, Mrs KANKANA SARKAR, Mrs CHANDANA DAS, Mrs BANDANA GUHA, Mrs ANJALI ROY CHOWDHURY			<i>Uttam Roy</i> 5/3/16.

(Biswarup Goswami)

ADDITIONAL DISTRICT
SUB-REGISTRAR

OFFICE OF THE A.D.S.R.
BEHALA

South 24-Parganas, West
Bengal



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	16070000286855/2016	Query Date	26/02/2016 9:32:02 PM
Office where deed will be registered	A D S R BEHALA, District South 24-Parganas		
Applicant Name	UTTAM ROY		
Address	P-33, GREEN PARK, Thana Behala, District South 24-Parganas, WEST BENGAL, PIN - 700034		
Applicant Status	Deed Writer		
Other Details	Mobile No. 9331149272		
Transaction	[0101] Sale, Sale Document		
Additional Transaction Details	[4305] Declaration [No of Declaration : 2]		
Set Forth value	Rs. 12,00,000/-	Total Market Value:	Rs. 31,54,922/-
Stampduty Payable	Rs. 1,89,320/-	Stampduty Article:-	23
Registration Fee Payable	Rs. 34,708/-	Registration Fee Article:-	A(1), E
Expected date of the Presentation of Deed			
Amount of Stamp Duty to be Paid by Non Judicial Stamp	Rs. 0/-		
Mutation Fee Payable	DLRS server does not return any information		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assesment slip.(Urban area)		

Chandana Das

Kankana Sarkar

Subir Dutta Chowdhury

Bandana Chakraborty

Kalyani Roy Chowdhury

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.- Thakurpukur, Corporation KOLKATA MUNICIPAL CORPORATION, Road Diamond Harbour Road, Road Zone : (Ward no. 123,126) Premises NOT located on DH Road -) , Premises No. 152, Ward No. 123	((Ward no. 123,126) Premises NOT located on DH Road -)	1 Katha 9 Chatak	11,70,000/-	31,24,992/-	Proposed Use Bastu, Width of Approach Road & Ft.,
Structure Details						
Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details	
	Floor No. 1	100 Sq Ft.			Residential Use, Cemented Floor, Age of Structure: 7 Years, Roof Type: Tin Shed, Extent of Completion: Complete	
S1	On Land L1	100 Sq Ft.	30,000/-	30,000/-	Structure Type: Structure	
Seller Details						
Sl No.	Name & Address		Status	Execution And Admission Details	Other Details	
1	Mr SUBIR DUTTA CHOWDHURY Son of Late CHITTARANJAN DUTTA CHOWDHURY 87, D.H. Road, P.O.- BARISHA, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008		Individual	Executed by: Self, To be Admitted by: Self,	Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Form 60/61 supplied.	
2	Mrs KANKANA SARKAR Wife of Mr AMAL KRISHNA SARKAR NEW MILAN PALLY, SILIGURI BAZAR, P.O.- SILIGURI BAZAR, P.S.- Siliguri, District:- Darjeeling, West Bengal, India, PIN - 734005		Individual	Executed by: Self, To be Admitted by: Self,	Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Form 60/61 supplied	
3	Mrs CHANDANA DAS Wife of Mr AMITAVA DAS 15/31B, BANAMALI GHOSHAL LANE, P.O.- BEHALA, P.S.- Behala, District:-South 24- Parganas, West Bengal, India, PIN - 700034		Individual	Executed by: Self, To be Admitted by: Self,	Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No ASLPD7654L	

Seller Details				
Sl No.	Name & Address	Status	Execution And Admission Details	Other Details
4	Mrs BANDANA GUHA Daughter of Mr. SHOBHANLAL GUHA E/9/1, PARUL KANCHIA ROAD, ADARSHA NAGAR P.O. - PARNASREE, P.S. - Behala, District - South 24 Parganas, West Bengal, India, PIN - 700060	Individual	Executed by: Self, To be Admitted by: Self	Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, Form 60/61 supplied.

Buyer Details				
Sl No.	Name & Address	Status	Execution And Admission Details	Other Details
1	Mrs ANJALI ROY CHOWDHURY Wife of Mr. AJIT KUMAR ROYCHOWDHURY 71/2, DIAMOND HARBOUR ROAD, P.O. - BARISHA, P.S. - Thakurpukur, District - South 24 Parganas, West Bengal, India, PIN - 700008	Individual	Executed by: Self, To be Admitted by: Self	Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AOJPR4167C,

Identifier Details		
Identifier Name & Address	Other Details	Identifier of
Mr. UTTAM ROY Son of Mr. A.N ROY P-33, GREEN PARK, P.O. - BEHALA, P.S. - Behala, District - South 24 Parganas, West Bengal India, PIN - 700034	Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India,	Mr SUBIR DUTTA CHOWDHURY, Mrs KANKANA SARKAR, Mrs CHANDANA DAS, Mrs BANDANA GUHA, Mrs ANJALI ROY CHOWDHURY

Transfer of Property from Seller To Buyer				
Sch No.	Seller Name	Buyer Name	Transferred Area	Transferred Area in(%)
L1	Mr SUBIR DUTTA CHOWDHURY	Mrs ANJALI ROY CHOWDHURY	0.644531 Dec	25
L1	Mrs KANKANA SARKAR	Mrs ANJALI ROY CHOWDHURY	0.644531 Dec	25
L1	Mrs CHANDANA DAS	Mrs ANJALI ROY CHOWDHURY	0.644531 Dec	25
L1	Mrs BANDANA GUHA	Mrs ANJALI ROY CHOWDHURY	0.644531 Dec	25

Transfer of Property from Seller To Buyer				
Sch No	Seller Name	Buyer Name	Transferred Area	Transferred Area in(%)
S1	Mr SUBIR DUTTA CHOWDHURY	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25
S1	Mrs KANKANA SARKAR	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25
S1	Mrs CHANDANA DAS	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25
S1	Mrs BANDANA GUHA	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25

For information only

Notes:

1. If the given informations are found to be given incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days for e-Payment. Assessed market value & Query is valid for 44 days i.e. upto 10/04/2016
3. Standard User charge of Rs. 175/- (Rupees one hundred seventy five) only includes all taxes per transaction upto 15 (fifteen) pages and Rs 6/- (Rupees six) only for each additional page will be applicable
4. Online Payment of Stamp Duty and Registration Fees can be made if Stamp Duty Payable is more than Rs. 5000/-
5. Web-based e-Assessment report will be provisional one and subject to final verification by Registering Officer
6. Quoting of PAN no. of Seller and Buyer of a property is a must where the transaction involves a property valued at Rs. 5 lac or more (IT Rules)
If the party concerned do not have a PAN number, he/she will make a declaration in form no. 60 giving therein the particulars of such transaction.
7. Rs 50/- (Rupees fifty only) will be charged from the Applicant for issuing of this e-Assessment Slip (Urban Area).
8. If SD and Fees are not paid through GRIPS then mutation fee should be paid the concerned BLLRO office for Mutation

(Biswaup Goswami)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
BEHALA
South 24-Parganas, West
Bengal

(Copy) No-1697009328655/2016, 04/03/2016 05:06:04 PM BEHALA (A.D.S.R.)

Page 4 of 4

FORM NO. 60

[See second proviso to rule 114B]

Form of declaration to be filed by a person who does not have a permanent account number and who enters into any transaction specified in rule 114B

1. Full name and address of the declarant Bandana Guha
2. Particulars of transaction Gift P-511 Purni Kanchan (Wrt) nrt-60,
3. Amount of the transaction 7,50,000/-
4. Are you assessed to tax? Yes/No
5. If yes,
 - (i) Details of Ward/ Circle/ Range where the last return of income was filed?
 - (ii) Reasons for not having permanent account number?

6. Details of the document being produced in support of address in column (1)

I, Bandana Guha Verification do hereby declare that what is stated above is true to the best of my knowledge and belief.

Verified today, the 5th day of March 2016

Date : 5/3/16
Place : Kolkata

Bandana Guha
Signature of the declarant

Instructions : Documents which can be produced in support of the address are :-

- (a) Ration Card
- (b) Passport
- (c) Driving licence
- (d) Identity Card issued by any institution
- (e) Copy of the electricity bill or telephone bill showing residential address
- (f) Any document or communication issued by any authority of the Central Government, State Government or local bodies showing residential address
- (g) Any other documentary evidence in support of his address given in the declaration.

FORM NO. 60

[See second proviso to rule 114B]

Form of declaration to be filed by a person who does not have a permanent account number and who enters into any transaction specified in rule 114B

1. Full name and address of the declarant Kankana Sarkar,
Saltigaon Jalpaiguri 731005
2. Particulars of transaction 731005
3. Amount of the transaction ₹ 1,00,000/-
4. Are you assessed to tax? Yes/No
5. If yes,
(i) Details of Ward/ Circle/ Range where the last return of income was filed?

(ii) Reasons for not having permanent account number?

6. Details of the document being produced in support of address in column (1)

Kankana Sarkar Verification do hereby declare that what is stated above is true to the best of my knowledge and belief.

Verified today, the 5th day of March 2016Date : 5/3/16
Place : UttarakhandKankana Sarkar
Signature of the declarant

Instructions : Documents which can be produced in support of the address are :-

- (a) Ration Card
- (b) Passport
- (c) Driving licence
- (d) Identity Card issued by any institution
- (e) Copy of the electricity bill or telephone bill showing residential address
- (f) Any document or communication issued by any authority of the Central Government, State Government or local bodies showing residential address
- (g) Any other documentary evidence in support of his address given in the declaration.

FORM NO. 60

[See second proviso to rule 114B]

Form of declaration to be filed by a person who does not have a permanent account number and who enters into any transaction specified in rule 114B

1. Full name and address of the declarant Sabir Dutt Chowdhury
2. Particulars of transaction 80 D.H. Road No-1-8, Bada
3. Amount of the transaction ₹ 1,00,000/-

4. Are you assessed to tax? Yes/No

5. If yes,

(i) Details of Ward/ Circle/ Range where the last return of income was filed?

(ii) Reasons for not having permanent account number?

6. Details of the document being produced in support of address in column (I)

I, Sabir Dutt Chowdhury ^{Verification} do hereby declare that what is stated above is true to the best of my knowledge and belief.

Verified today, the 5th day of March 2016Date : 5/3/16
Place : Kolkata

Sabir Dutt Chowdhury
Signature of the declarant

Instructions : Documents which can be produced in support of the address are :-

- (a) Ration Card
- (b) Passport
- (c) Driving licence
- (d) Identity Card issued by any institution
- (e) Copy of the electricity bill or telephone bill showing residential address
- (f) Any document or communication issued by any authority of the Central Government, State Government or local bodies showing residential address
- (g) Any other documentary evidence in support of his address given in the declaration.

Seller, Buyer and Property Details

A. Seller & Buyer Details

Presentant Details	
SL No.	Name and Address of Presentant
1	Mr SUBIR DUTTA CHOWDHURY Son of Late CHITTARANJAN DUTTA CHOWDHURY 87, D.H. Road,, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008

Seller Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	Mr SUBIR DUTTA CHOWDHURY Son of Late CHITTARANJAN DUTTA CHOWDHURY 87, D.H. Road,, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India,; Status : Individual; Date of Execution : 05/03/2016; Date of Admission : 05/03/2016; Place of Admission of Execution : Pvt. Residence
2	Mrs KANKANA SARKAR Wife of Mr AMAL KRISHNA SARKAR NEW MILAN PALLY, SILIGURI BAZAR, P.O:- SILIGURI BAZAR, P.S:- Siliguri, District:-Darjeeling, West Bengal, India, PIN - 734005 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India,; Status : Individual; Date of Execution : 05/03/2016; Date of Admission : 05/03/2016; Place of Admission of Execution : Pvt. Residence
3	Mrs CHANDANA DAS Wife of Mr AMITAVA DAS 15/31B, BANAMALI GHOSHAL LANE,, P.O:- BEHALA, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700034 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. ASLPD7854L,; Status : Individual; Date of Execution : 05/03/2016; Date of Admission : 05/03/2016; Place of Admission of Execution : Pvt. Residence
4	Mrs BANDANA GUHA Daughter of Mr SHOBHANLAL GUHA E/9/1, PARUI KANCHI ROAD, ADARSHA NAGAR, P.O:- PARNASREE, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700060 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India,; Status : Individual; Date of Execution : 05/03/2016; Date of Admission : 05/03/2016; Place of Admission of Execution : Pvt. Residence

Buyer Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	Mrs ANJALI ROY CHOWDHURY Wife of Mr AJIT KUMAR ROYCHOWDHURY 71/2, DIAMOND HARBOUR ROAD,, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AOJPR4167C,, Status : Individual; Date of Execution : 05/03/2016; Date of Admission : 05/03/2016; Place of Admission of Execution : Pvt. Residence

B. Identifire Details

Identifier Details			
SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr UTTAM ROY Son of Mr A N ROY P-33, GREEN PARK,, P.O:- BEHALA, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700034 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India,	Mr SUBIR DUTTA CHOWDHURY, Mrs KANKANA SARKAR, Mrs CHANDANA DAS, Mrs BANDANA GUHA, Mrs ANJALI ROY CHOWDHURY	

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:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Diamond Harbour Road, Road Zone : ((Ward no. 123,126) Premises NOT located on DH Road -), , Premises No. 152, Ward No: 123	((Ward no. 123,126) Premises NOT located on DH Road -)	1 Katha 9 Chatak	11,70,000/-	31,24,999/-	Proposed Use: Bastu, Width of Approach Road: 8 Ft.,

Structure Details					
Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
F1	Floor No: 1	100 Sq Ft.	0/-		Residential Use, Cemented Floor, Age of Structure: 7 Years, Roof Type: Tin Shed, Extent of Completion: Complete

15/03/2016 Query No:-16070000286855 / 2016 Deed No :I - 160702002 / 2016, Document is digitally signed.

Structure Details					
Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	30,000/-	30,000/-	Structure Type: Structure

Transfer of Property from Seller to Buyer				
Sch No.	Name of the Seller	Name of the Buyer	Transferred Area	Transferred Area In(%)
L1	Mr SUBIR DUTTA CHOWDHURY	Mrs ANJALI ROY CHOWDHURY	0.644531	25
	Mrs KANKANA SARKAR	Mrs ANJALI ROY CHOWDHURY	0.644531	25
	Mrs CHANDANA DAS	Mrs ANJALI ROY CHOWDHURY	0.644531	25
	Mrs BANDANA GUHA	Mrs ANJALI ROY CHOWDHURY	0.644531	25

Transfer of Property from Seller to Buyer				
Sch No.	Name of the Seller	Name of the Buyer	Transferred Area	Transferred Area in(%)
S1	Mr SUBIR DUTTA CHOWDHURY	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25
	Mrs BANDANA GUHA	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25
	Mrs CHANDANA DAS	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25
	Mrs KANKANA SARKAR	Mrs ANJALI ROY CHOWDHURY	25 Sq Ft	25

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	UTTAM ROY
Address	P-33, GREEN PARK,, Thana : Behala, District : South 24-Parganas, WEST BENGAL, PIN - 700034
Applicant's Status	Deed Writer

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

Endorsement For Deed Number : I - 160702002 / 2016

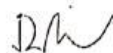
Query No/Year	16070000286855/2016	Serial no/Year	1607002123 / 2016
Deed No/Year	I - 160702002 / 2016		
Transaction	[0101] Sale, Sale Document		
Name of Presentant	Mr SUBIR DUTTA CHOWDHURY	Presented At	Private Residence
Date of Execution	05-03-2016	Date of Presentation	05-03-2016

Remarks

On 02/03/2016

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 31,54,999/-



(Biswarup Goswami)

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BEHALA

South 24-Parganas, West Bengal

On 05/03/2016

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

Presented for registration at 12:10 hrs on : 05/03/2016, at the Private residence by Mr SUBIR DUTTA CHOWDHURY , one of the Executants.

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

Execution is admitted on 05/03/2016 by

Mr SUBIR DUTTA CHOWDHURY, Son of Late CHITTARANJAN DUTTA CHOWDHURY, 87, D.H. Road,, P.O: BARISHA, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, By caste Hindu, By Profession Business

Indetified by Mr UTTAM ROY, Son of Mr A N ROY, P-33, GREEN PARK,, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, By caste Hindu, By Profession Business

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

Execution is admitted on 05/03/2016 by

Mrs KANKANA SARKAR, Wife of Mr AMAL KRISHNA SARKAR, NEW MILAN PALLY, SILIGURI BAZAR, P.O: SILIGURI BAZAR, Thana: Siliguri, , Darjeeling, WEST BENGAL, India, PIN - 734005, By caste Hindu, By Profession House wife

Indetified by Mr UTTAM ROY, Son of Mr A N ROY, P-33, GREEN PARK,, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, By caste Hindu, By Profession Business

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

Execution is admitted on 05/03/2016 by

Mrs CHANDANA DAS, Wife of Mr AMITAVA DAS, 15/31B, BANAMALI GHOSHAL LANE,, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, By caste Hindu, By Profession House wife

Indetified by Mr UTTAM ROY, Son of Mr A N ROY, P-33, GREEN PARK,, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, By caste Hindu, By Profession Business

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

Execution is admitted on 05/03/2016 by

Mrs BANDANA GUHA, Daughter of Mr SHOBHANLAL GUHA, E/9/1, PARUI KANCHI ROAD, ADARSHA NAGAR, P.O: PARNASREE, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700060, By caste Hindu, By Profession House wife

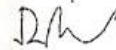
Indetified by Mr UTTAM ROY, Son of Mr A N ROY, P-33, GREEN PARK,, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, By caste Hindu, By Profession Business

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

Execution is admitted on 05/03/2016 by

Mrs ANJALI ROY CHOWDHURY, Wife of Mr AJIT KUMAR ROYCHOWDHURY, 71/2, DIAMOND HARBOUR ROAD,, P.O: BARISHA, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, By caste Hindu, By Profession Business

Indetified by Mr UTTAM ROY, Son of Mr A N ROY, P-33, GREEN PARK,, P.O: BEHALA, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700034, By caste Hindu, By Profession Business



(Biswarup Goswami)

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BEHALA

South 24-Parganas, West Bengal

On 08/03/2016

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 34,708/- (A(1) = Rs 34,694/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by Draft Rs 34,708/-

Description of Draft



1. Rs 34,708/- is paid, by the Draft(other) No: 440066000427, Date: 03/03/2016, Bank: STATE BANK OF INDIA (SBI), S. B. I. M.G. ROAD.

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,89,320/- and Stamp Duty paid by Draft Rs 1,84,320/-, by Stamp Rs 5,000/-

Description of Stamp

1. Rs 5,000/- is paid on Impressed type of Stamp, Serial no 585853, Purchased on 02/03/2016, Vendor named Subhankar Das.

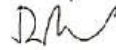
Description of Draft

1. Rs 37,320/- is paid, by the Draft(other) No: 440065000427, Date: 03/03/2016, Bank: STATE BANK OF INDIA (SBI), S. B. I. M.G. ROAD.

2. Rs 49,000/- is paid, by the Draft(other) No: 440067000427, Date: 03/03/2016, Bank: STATE BANK OF INDIA (SBI), S. B. I. M.G. ROAD.

3. Rs 49,000/- is paid, by the Draft(other) No: 440068000427, Date: 03/03/2016, Bank: STATE BANK OF INDIA (SBI), S. B. I. M.G. ROAD.

4. Rs 49,000/- is paid, by the Draft(other) No: 440069000427, Date: 03/03/2016, Bank: STATE BANK OF INDIA (SBI), S. B. I. M.G. ROAD.



(Biswarup Goswami)

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BEHALA

South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1607-2016, Page from 66373 to 66409
being No 160702002 for the year 2016.



Handwritten signature of Biswarup Goswami

Digitally signed by BISWARUP
GOSWAMI
Date: 2016.03.15 16:46:04 +05:30
Reason: Digital Signing of Deed.

(Biswarup Goswami) 15/03/2016 4:46:03 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BEHALA
West Bengal.

COPY PREPARED BY

09 OCT 2023

(This document is digitally signed.)

Certified to be a True Copy

Handwritten signature of Addl. District Sub-Registrar

Addl. District Sub-Registrar
Behala, South-24 Parganas

09 OCT 2023

15/03/2016 Query No:-16070000286855 / 2016 Deed No :I - 160702002 / 2016, Document is digitally signed.

Page 37 of 37



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