

Manoj Basu

L.L.B.
(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

1

Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date : 05/12/24

NO ENCUMBRANCES CERTIFICATE AND DETAILED REPORT ON TITLE

Re: All that piece or Parcel of a Bastu Land measuring an area in 2 Dags 60% of land i.e. 9k-13ch-15.6sft(R.S.Dag No. 1526 land Area-4k-11ch-33.6sft + (R.S.Dag No. 1529 Land Area - 5k-1ch-27sft) more or less at Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, & C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, at Present L.R Khatian No. 11022, (In the name of as recorded owner Sridam Karmakar), P.S- Rajarhat, Now Baguiati, Under Rajarhat Gopalpur Municipality, Ward No. 21, Now under Bidhannagar Municipal Corporation, Ward No. 15, Municipal Holding No. RGM-14/A/S/189/2001, BMC Holding No. As/409(21/15), B.L.-JG, Dist- North 24 Pgs, Kolkata-700059.

I have caused necessary searches through A. Basak Searcher in Index-II at the Office at A.D.S.R- Bidhanaganar Salt Lake City, for the period from 2009-2024, A.D.S.R- Rajarhat, for the period from 2012-2024, D.S.R-I- Barasat for the period from 2021-2024, D.S.R-II- Barasat for the period from 2009-2024, D.S.R-III- Barasat for the period from 2021-2024, A.R.A-I- Kolkata for the period from 2019-2024, A.R.A-II- Kolkata for the period from 2009-2024, A.R.A-III- Kolkata for the period from 2019-2024, A.R.A-IV- Kolkata for the period from 2015-2024, at Mouza- Jyangra, J.L.No. 16, R.S. Dag No.1526 &1529, R.S Khatian No. 1021.

PRESENT OWNERS: Sridam Karmakar, S/o- Late Saroj Karmakar, (60% Ownership)

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Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

**TABLE OF CHAIN OF
R.S.Dag No. 1526.**

Deed/Year	Mode of Transfer	Office at	Area of land & property	Transfer of Title From	Transfer of title to
7198/1978	Sale Deed	S.R Cossipore Dum Dum	13 Dec	Ruhina Bala Das	1. Basana Roy 2. Snigdhya Roy
7445/1980	Sale Deed	S.R Cossipore Dum Dum	6.5 Dec	Snigdhya Roy	Basana Roy
7296/1992	Gift Deed	ADSR-B. Nagar	13 Dec	Basana Roy	Directorate of Health Service Govt. of WB
3691/2000	Sale Deed	D.R- Barasat	13 Dec	Directorate of Health Service Govt. of WB	Basana Roy
360/2003	Sale Deed	ADSR-B. Nagar	7k-14ch- 11sft or 13 Dec	Basana Roy	1.Sharda Prasad Sharma.2. Kewala Shankar Sharma 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5, Lalji Prasad Sharma,
8229/2011	Sale Deed	ADSR-B. Nagar	4k-11ch- 33.6sft of 3/5 th share	1.Sharda Prasad Sharma. 2. Kewala Shankar Sharma, 3. Anar Devi Sharma, 4. Bidyadhar Sharma, 5. Murli Dhar Sharma (legal heirs of Adya Prasad Sharma)	Sri Ram Kumar Dubey
15692/ 2023	Sale Deed	ADSR- Rajarhat	4k-11ch- 33.6sft	Sri Ram Kumar Dubey	Sridam Karmakar

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

CHAIN OF TITLE of R.S.Dag No. 1526:

WHEREAS one Ruhini Bala Das was recorded and absolute owner in respect of land measuring about 4k-11ch-33.6 sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, Cossipore Dum Dum and recorded in Book No. 1, Volume No. 161, Pages from 130-131, for the year 1978, made between Smt. Ruhini Bala Das, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one 1. Basana Roy & 2. Snighya Roy, , as the Purchaser mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 13dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, Cossipore Dum Dum and recorded in Book No. 1, Volume No. 133, Pages from 230-231, Being No. 7445, for the year 1980 made between . Snighya Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Smt. Basana Roy , as the Purchaser(50%), mentioned therein **ALL THAT** a piece and parcel of land measuring about 6.5 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 159, Pages from 355-360 Being No.7296, for the year 1992. made between Smt. Basana Roy, as

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the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **Directorate of Health Service Govt. of WB**, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station - Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, DR- Barasat and recorded in Book No. 1, Volume No. 70, Pages from 129-132 Being No.3691, for the year 2000. made between **Directorate of Health Service Govt. of WB**, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Smt. Basana Roy, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar,ADSR-B.Nagar and recorded in Book No. 1, Volume No. 1504-2003, Pages from 1-30 Being No.360, for the year 2003. made between Smt. Basana Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **1.Sharda Prasad Sharma.2. Kewala Shankar Sharma 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5, Lalji Prasad Sharma,** as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station - Rajarhat, District North 24 Parganas.

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AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR-B.Nagar and recorded in Book No. 1, CD Volume No. 15, Pages from 10035-10047, Being No.8229 for the year 2011. made between **1.Sharda Prasad Sharma.2. Kewala Shankar Sharma, 3. Anar Devi Sharma, 4. Bidyadhar Sharma, 5. Murli Dhar Sharma (legal heirs of Adya Prasad Sharma)** as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of Sri Ram Kumar Dubey, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 3/5 Share i.e 4k-11ch-33.6 sft, be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR-Rajarhat and recorded in Book No. 1, CD Volume No. 1523-2023, Pages from-532887-532910, Being No.15692, for the year 2023. made between Sri Ram Kumar Dubey, S/o- Late Bijay Shankar Dubey as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of Sridam Karmakar S/o- Late Saroj Karmakar, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 60% i.e 4k-11ch-33.6 sft, be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, P.S- Rajarhat, Now Baguiati, Under Rajarhat Gopalpur Municipality, Ward No. 21, Now under Bidhannagar Municipal Corporation, Ward No. 15, District North 24 Parganas.

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Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

**TABLE OF CHAIN OF
R.S.Dag No. 1529**

Deed/Year	Mode of Transfer	Office at	Area of land & property	Transfer of Title From	Transfer of title to
7295/1992	Sale Deed	ADSR-B. Nagar	8k-8ch-0sft	Sukumar Roy	Directorate of Health Service Govt. of WB
3691/2000	Re-conveyance	DSR-Barasat	8k-8ch-0sft	Directorate of Health Service Govt. of WB	Sukumar Roy
3110/2004	Sale Deed	ADSR- B. Nagaar	8k-8ch-0sft	Sukumar Roy	1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4. Lalji Prasad Sharma, 5. Gulab Chand Sharma.
8228/2011	Sale Deed	ADSR- B. Nagaar	5k-1ch-27sft	1.Sharda Prasad Sharma.2. Kewala Shankar Sharma, 3. Anar Devi Sharma, 4. Bidyadhar Sharma, 5. Murli Dhar Sharma (legal heirs of Adya Prasad Sharma)	Sri Ram Kumar Dubey
15691/23	Sale Deed	ADSR- Rajarhat	5k-1ch-27sft	Sri Ram Kumar Dubey	Sridam Karmakar

CHAIN OF TITLE of R.S.Dag No. 1529:

WHEREAS one Sukumar Roy was recorded and absolute owner in respect of land measuring about 8k-8ch-0 sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No. 1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417

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Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

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AND WHEREAS by virtue of registered Deed of Gift, duly registered in the Office of the Sub Registrar, ADSR-Bidhannagar Salt Lake City, and recorded in Book No. 1, Being No. 7295 for the year 1992, made between Sukumar Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **Directorate of Health Service Govt. of WB**, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 8k-8ch-0 sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417.

AND WHEREAS by virtue of registered Deed of Re-conveyence, duly registered in the Office of the Sub Registrar, DSR-Barasat and recorded in Book No. 1, Volume No. 70, Pages from 129-152, Being No. 3691, for the year 2000 made between one **Directorate of Health Service Govt. of WB**, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Sukumar Roy, as the Purchaser, mentioned therein ALL THAT a piece and parcel of land measuring about 6.5 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 1504-2004, Pages from 1-37, Being No.3110, for the year 2004. made between Sukumar Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4. Lalji Prasad Sharma, 5. Gulab Chand Sharma**, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 8k-8ch-0sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas.

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Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

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AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 15, Pages from 10021-10034 Being No.8228, for the year 2011. made between **1.Sharda Prasad Sharma.2. Kewala Shankar Sharma, 3. Anar Devi Sharma, 4. Bidyadhar Sharma, 5. Murli Dhar Sharma (legal heirs of Adya Prasad Sharma)**, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Ram Kumar Dubey, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 5k-1ch-27sft i.e 3/5 Share be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR- Rajarhat and recorded in Book No. 1, CD Volume No. 1523-2023, Pages from-532863-532886, Being No.15691, for the year 2023. made between Sri Ram Kumar Dubey, S/o- Late Bijay Shankar Dubey as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of Sridam Karmakar S/o- Late Saroj Karmakar, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 60% i.e 4k-11ch-33.6 sft, be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, P.S- Rajarhat, Now Baguiati, Under Rajarhat Gopalpur Municipality, Ward No. 21, Now under Bidhannagar Municipal Corporation, Ward No. 15, District North 24 Parganas.

&

All that piece or Parcel of a Bastu Land measuring an area in 2 Dags 60% of land i.e. 9k-13ch-15.6sft (R.S.Dag No. 1526 land Area-4k-11ch-33.6sft + (R.S.Dag No. 1529 Land Area - 5k-1ch-27sft) more or less at Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, & C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, at Present

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2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

L.R Khatian No. 11022, (In the name of as recorded owner Sridam Karmakar), P.S- Rajarhat, Now Baguiati, Under Rajarhat Gopalpur Municipality, Ward No. 21, Now under Bidhannagar Municipal Corporation, Ward No. 15, Municipal Holding No. RGM-14/A/S/189/2001, BMC Holding No. As/409(21/15), B.L.-JG, Dist- North 24 Pgs, Kolkata-700059.

PRESENT OWNERS: Sekhar Bhowmick, son of Late of Sachindranath Bhowmick, (20% Ownership)

TABLE OF CHAIN OF

R.S. Dag No. 1526.

Deed/Year	Mode of Transfer	Office at	Area of land & property	Transfer of Title From	Transfer of title to
7198/1978	Sale Deed	S.R Cossipore Dum Dum	13 Dec	Ruhina Bala Das	1. Basana Roy 2. Snigdhya Roy
7445/1980	Sale Deed	S.R Cossipore Dum Dum	6.5 Dec	Snigdhya Roy	Basana Roy
7296/1992	Gift Deed	ADSR-B. Nagar	13 Dec	Basana Roy	Directorate of Health Service Govt. of WB
3691/2000	Sale Deed	D.R- Barasat	13 Dec	Directorate of Health Service Govt. of WB	Basana Roy
360/2003	Sale Deed	ADSR-B. Nagar	13 Dec	Basana Roy	1.Sharda Prasad Sharma.2. Kewala Shankar Sharma 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5, Lalji Prasad Sharma,
9484/23	Sale Deed	ARA-IV Kolkata	1k-9ch- 11.2sft	Jairaji Sharma, Devi Vijay Lakshmi Sharma, Kiran Sharma Priyanka Sharma,(Legal Heirs of Lalji Prasad Sharma)	Sekhar BHowmick

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
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CHAIN OF TITLE of R.S. Dag No. 1526:

Date :

WHEREAS one Ruhini Bala Das was recorded and absolute owner in respect of land measuring about 13 decimals be the same a little more or less, lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, Cossipore Dum Dum and recorded in Book No. 1, Volume No. 161, Pages from 130-131, for the year 1978, made between Smt. Ruhini Bala Das, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one 1. Basana Roy & 2. Snighya Roy, , as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, Cossipore Dum Dum and recorded in Book No. 1, Volume No. 133, Pages from 230-231, Being No. 7445, for the year 1980 made between . Snighya Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Smt. Basana Roy , as the Purchaser(50%), mentioned therein ALL THAT a piece and parcel of land measuring about 6.5 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 159, Pages from 355-360 Being No.7296, for the year 1992. made between Smt. Basana Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and

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Ref. No. :

Date :

conveyed in favour of one **Directorate of Health Service Govt. of WB**, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station - Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, DR- Barasat and recorded in Book No. 1, Volume No. 70, Pages from 129-132 Being No.3691, for the year 2000. made between **Directorate of Health Service Govt. of WB**, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Smt. Basana Roy, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar,ADSR-B.Nagar and recorded in Book No. 1, Volume No. 1504-2003, Pages from 1-30 Being No.360, for the year 2003. made between Smt. Basana Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **1.Sharda Prasad Sharma.2. Kewala Shankar Sharma 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5, Lalji Prasad Sharma**, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 13 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station - Rajarhat, District North 24 Parganas.

Manoj Basu
Manoj Basu
Advocate
E. No.-F-247/2006

Manoj Basu

L.L.B.

(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

AND WHEREAS said Lalji Prasad Sharma died intestate living behind his surviving him his wife namely Jairaji Devi Sharma, three daughters namely Smt. Vijay Laxmi Sharma, 2. Smt. Kiran Sharma, 3. Smt. Priyanka Sharama as his legal heirs and successor as per Hindu succession Act, 1956, they have undivided equal share out of aforesaid 1/5th share of land i.e. land measuring 1 Cottah 9 Chittacks 11 sq. ft. more or less, lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR- Rajarhat and recorded in Book No. 1, as being No. 9484 for the year 2023. made between **Jairaji Devi Sharma, Vijay Lakshmi Sharma, Kiran Sharma, Priyanka Sharma**, as the vendors mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Sekhar Bhowmick, son of Late of Sachindranath Bhowmick, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 1 Cottah 9 Chittacks 11 sq. ft. more or less, lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

**TABLE OF CHAIN OF
R.S.Dag No. 1529**

Deed/Year	Mode of Transfer	Office at	Area of land & property	Transfer of Title From	Transfer of title to
7295/1992	Sale Deed	ADSR-B. Nagar	8k-8ch-0sft	Sukumar Roy	Directorate of Health Service Govt. of WB
3691/2000	Re-conveyance	DSR-Barasat	8k-8ch-0sft	Directorate of Health Service Govt. of WB	Sukumar Roy
3110/2004	Sale Deed	ADSR- B. Nagaar	8k-8ch-0sft	Sukumar Roy	1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4. Lalji Prasad Sharma, 5. Gulab Chand Sharma.
9489/2023	Sale Deed	ADSR-Rajarhat	1k-11ch-9sft	Jairaji Devi Sharma, Vijay Lakshmi Sharma, Kiran Sharma, Priyanka Sharma, (Legal Heirs of Lalji Prasad Sharma)	Sekhar Bhowmick

Manoj Basu
MANOJ BASU
Advocate

Enrollment No. F-247/2001

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

Ref. No. :

Date :

CHAIN OF TITLE of R.S. Dag No. 1529:

WHEREAS one Sukumar Roy was recorded and absolute owner in respect of land measuring about 8k-8ch-0 sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417.

AND WHEREAS by virtue of registered Deed of Gift, duly registered in the Office of the Sub Registrar, ADSR-Bidhannagar Salt Lake City, and recorded in Book No. 1, Being No. 7295 for the year 1992, made between Sukumar Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **Directorate of Health Service Govt. of WB**, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 8k-8ch-0 sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417.

AND WHEREAS by virtue of registered Deed of Re-conveyance, duly registered in the Office of the Sub Registrar, DSR-Barasat and recorded in Book No. 1, Volume No. 70, Pages from 129-152, Being No. 3691, for the year 2000 made between one **Directorate of Health Service Govt. of WB**, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Sukumar Roy, as the Purchaser, mentioned therein ALL THAT a piece and parcel of land measuring about 6.5 Dec be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 1504-2004, Pages from 1-37, Being No.3110, for the year 2004. made between Sukumar Roy, as the vendor mentioned therein for a consideration mentioned therein sold,

Manoj Basu
Manoj Basu
Advocate
E. No.-F-247/2006

Manoj Basu

L.L.B.
(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

transferred and conveyed in favour of one **1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4, Lalji Prasad Sharma, 5. Gulab Chand Sharma,** as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 8k-8ch-0sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS said Lalji Prasad Sharma died intestate living behind his surviving him his wife namely Jairaji Devi Sharma, three daughters namely Smt. Vijay Laxmi Sharma, 2. Smt. Kiran Sharma, 3. Smt. Priyanka Sharama as his legal heirs and successor as per Hindu succession Act, 1956, they have undivided equal share out of aforesaid 1/5th share of land i.e. land measuring 1 Cottah 11 Chittacks 09 sq. ft. more or less, lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR- Rajarhat and recorded in Book No. 1, as being No. 9489 for the year 2023. made between **Jairaji Devi Sharma, Vijay Lakshmi Sharma, Kiran Sharma, Priyanka Sharma,** as the vendors mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one Sekhar Bhowmick, son of Late of Sachindranath Bhowmick, as the Purchaser mentioned therein ALL THAT a piece and parcel of Bastu land measuring about 1 Cottah 11 Chittacks 09 sq. ft. more or less, lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas,

&

Manoj Basu
Manoj Basu
Advocate
E. No.-F-247/2006

Manoj Basu

L.L.B.

(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

Absolute ownership of Sekhar Bhowmick :

All that piece or Parcel of a Bastu Land measuring an area in 2 Dags 20% of land i.e. 3 k-04 ch-20.2 sft (R.S.Dag No. 1526 land Area- 1k-09ch-11.2sft + (R.S. Dag No. 1529 Land Area - 1 k-11ch-09 sft) more or less at Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, & C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, under P.S- Rajarhat, Now Baguiati, Under Rajarhat Gopalpur Municipality, Ward No. 21, Now under Bidhannagar Municipal Corporation, Ward No. 15, Municipal Holding No. RGM-14/A/S/189/2001, Dist- North 24 Pgs, Kolkata- 700059.

PRESENT OWNERS: M/s. Imax Infrastructure Pvt. Ltd, (20% Ownership)

TABLE OF CHAIN OF

R.S. Dag No. 1526 & 1529.

Deed/Year	Mode of Transfer	Office at	Area of land & property	Transfer of Title From	Transfer of title to
360/2003	Sale Deed	ADSR-B. Nagar	13 Dec	Basana Roy	1.Sharda Prasad Sharma.2. Kewala Shankar Sharma 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5, Lalji Prasad Sharma,
3110/2004	Sale Deed	ADSR-B. Nagar	8 Cottahs 8 Chittacks	Sukumar Roy	1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4, Lalji Prasad Sharma, 5. Gulab Chand Sharma.
9948/18	Sale Deed	ARA-IV Kolkata	3k-4ch-20sft	Kamala Shankar Sharma	M/s. Imax Infrastructure Pvt. Ltd
3946/23	Sale Deed	ADSR-Rajarhat	1k-9ch-11.2sft	Kamal Shankar Sharma	Sekhar Bhowmick
3948/23	Sale Deed	ADSR-Rajarhat	1k-11ch-9sft	Kamal Shankar Sharma	Sekhar Bhowmick

Manoj Basu
MANOJ BASU
Advocate
Enrolment No.-F-247/2008
Bidhan Nagar Court
Kolkata-700091

Manoj Basu

L.L.B.
(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

CHAIN OF TITLE of R.S.Dag No. 1526 & 1529 :

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR-B.Nagar and recorded in Book No. 1, CD Volume No. 1504-2003, Pages from 1 to 30, as Being No. 360 for the year 2003. made between Smt. Basana Roy, wife of Sukumar Roy as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed unto and in favour of **1.Sharda Prasad Sharma.2. Kewala Shankar Sharma, 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5. Lalji Prasad Sharma**, as the Purchasers mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 13 decimals be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 1504-2004, Pages from 1-37, Being No.3110, for the year 2004. made between Sukumar Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4. Lalji Prasad Sharma, 5. Gulab Chand Sharma**.as the Purchaser mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 8k-8ch-0sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered two Deed of Sale aforesaid Kamala Shankar Sharma was absolute owner of undivided 1/5th share i.e. land measuring 3 Cottahs 4 Chittacks 20 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No.1526, 1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, 3417 Police Station -Rajarhat, District North 24 Parganas.

Manoj Basu
Manoj Basu
Advocate
E. No.-F-247/2006

Manoj Basu

L.L.B.

(Advocate)

Chhannagar Court, Mayukh Bhavan
1st Floor, Kolkata - 700 091
Sarasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, A.R.A.- IV, Kolkata and recorded in Book No. 1, Volume No. 1904-2018, Pages from 393098 to 393127, as Being No. 9948 for the year 2018. made between Kamala Shankar Sharma, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed unto and in favour of M/S. IMAX INFRASTRUCTURE (P) LTD., represented by its Director Sri Vikash Murarka as the Purchaser mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 3 Cottahs 4 Chittacks 20 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No. 1526 (land measuring 1 Cottah 9 Chittacks 11 sq. ft. more or less) and 1529 (land measuring 1 Cottah 11 Chittacks 09 sq. ft. more or less), L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, 3417 Police Station -Rajarhat, District North 24 Parganas.

Kamala Shankar Sharma sold to Sekhar Bhowmick :

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, A.D.S.R. Rajarhat and recorded in Book No. 1, as Being No. 3946 for the year 2023. made between Kamala Shankar Sharma, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed unto and in favour of Sekhar Bhowmick as the Purchaser mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 1 Cottah 9 Chittacks 11.2 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No. 1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, A.D.S.R. Rajarhat and recorded in Book No. 1, as Being No. 3948 for the year 2023. made between Kamala Shankar Sharma, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed unto and in favour of Sekhar Bhowmick as the Purchaser mentioned therein **ALL THAT** a piece and parcel of

Manoj Basu
Advocate
E. No.-F-247/2000

L.L.B.
(Advocate)
Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

Bastu land measuring about 1 Cottah 11 Chittacks 9 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No. 1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas.

PRESENT OWNERS: Tanima Bhowmick (20% Ownership)

**TABLE OF CHAIN OF
R.S. Dag No. 1526 & 1529.**

Deed/Year	Mode of Transfer	Office at	Area of land & property	Transfer of Title From	Transfer of title to
360/2003	Sale Deed	ADSR-B. Nagar	13 Dec	Basana Roy	1.Sharda Prasad Sharma, 2. Kewala Shankar Sharma 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5, Lalji Prasad Sharma,
3110/2004	Sale Deed	ADSR-B. Nagar	8 Cottahs 8 Chittacks	Sukumar Roy	1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4, Lalji Prasad Sharma, 5. Gulab Chand Sharma.
9948/2018	Sale Deed	ARA-IV Kolkata	3k-4ch-20sft	Kamala Shankar Sharma	M/s. Imax Infrastructure Pvt. Ltd
10445/2024	Sale Deed	A.R.A.-II, Kolkata	3k-4ch-20sft	M/s. Imax Infrastructure Pvt. Ltd	Tanima Bhowmick

CHAIN OF TITLE of R.S. Dag No. 1526 & 1529 :

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR-B.Nagar and recorded in Book No. 1, CD Volume No. 1504-2003, Pages from 1 to 30, as Being No. 360 for the year 2003. made between Smt. Basana Roy, wife of Sukumar Roy as the vendor mentioned therein for a consideration mentioned therein sold,

Manoj Basu
MANOJ BASU
Advocate
Enrolment No.-F-247/2008
Bidhan Nagar Court
Kolkata-700091

Manoj Basu

L.L.B.
(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

transferred and conveyed unto and in favour of **1.Sharda Prasad Sharma, 2. Kewala Shankar Sharma, 3. Adya Prasad Sharma, 4. Kamala Shankar Sharma, 5. Lalji Prasad Sharma**, as the Purchasers mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 13 decimals be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No.1526, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, ADSR Bidhannagar (Salt Lake City) and recorded in Book No. 1, Volume No. 1504-2004, Pages from 1-37, Being No.3110, for the year 2004. made between Sukumar Roy, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed in favour of one **1. Kewala Shankar Sharma 2. Adya Prasad Sharma, 3. Kamala Shankar Sharma, 4. Lalji Prasad Sharma, 5. Gulab Chand Sharma**, as the Purchaser mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 8k-8ch-0sft be the same a little more or less lying and situated in Mouza- Jyangra, J.L.No. 16, Re. Su. No. 114, Touzi No. 3027, C.S.Dag No. 1478, R.S. Dag No.1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3417, Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered two Deed of Sale aforesaid Kamala Shankar Sharma was absolute owner of undivided 1/5th share i.e. land measuring 3 Cottahs 4 Chittacks 20 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No.1526, 1529, L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, 3417 Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, A.R.A.- IV, Kolkata and recorded in Book No. 1, Volume No. 1904-2018, Pages from 393098 to 393127, as Being No. 9948 for the year 2018. made between Kamala Shankar Sharma, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed unto and in favour of M/S. IMAX INFRASTRUCTURE (P) LTD.

Manoj Basu
Manoj Basu
Advocate
E. No.-F-247/2006

Manoj Basu

L.L.B.
(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber ;
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

represented by its Director Sri Vikash Murarka as the Purchaser mentioned therein **ALL**

THAT a piece and parcel of Bastu land measuring about 3 Cottahs 4 Chittacks 20 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No. 1526 (land measuring 1 Cottah 9 Chittacks 11 sq. ft. more or less) and 1529 (land measuring 1 Cottah 11 Chittacks 09 sq. ft. more or less), L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, 3417 Police Station -Rajarhat, District North 24 Parganas.

AND WHEREAS by virtue of registered Deed of Sale, duly registered in the Office of the Sub Registrar, A.R.A.- II, Kolkata and recorded in Book No. 1, Volume No. 1902-2024, Pages from 620113 to 620114, as Being No. 10445 for the year 2024. made between M/S. IMAX INFRASTRUCTURE (P) LTD. , represented by its Director Sri Vikash Murarka, as the vendor mentioned therein for a consideration mentioned therein sold, transferred and conveyed unto and in favour of Tanima Bhowmick as the Purchaser mentioned therein **ALL THAT** a piece and parcel of Bastu land measuring about 3 Cottahs 4 Chittacks 20 sq. ft. be the same a little more or less, lying and situated in Mouza- Jyangra, J.L. No. 16, Re. Su. No. 114, Touzi No. 3027, C.S. Dag No. 1478, R.S. Dag No. 1526 (land measuring 1 Cottah 9 Chittacks 11 sq. ft. more or less) and 1529 (land measuring 1 Cottah 11 Chittacks 09 sq. ft. more or less), L.R Dag No. 1073, C.S. Khatian No. 723, R.S Khatian No. 1021, L.R Khatian No. 3418, 3417 Police Station -Rajarhat, District North 24 Parganas.

I hereby certify that the above mentioned property of 16 Cottahs 6 Chittacks 10.8 sq. ft. be the same a little more or less free from all sorts of encumbrances, charges, liabilities liens and lispendents attachment of any kind whatsoever and the said property has an absolutely clear, free and marketable title.

I also hereby certify that the abovementioned land is not Subjected to any restriction of Urban Land (Celling and Regulation Act, 1976 and the same is not under claim of the CMDA and The CIT and any other authority.

The following documents should be required :-

Manoj Basu
Manoj Basu
Advocate
E. No. F-24712000

Manoj Basu

L.L.B.
(Advocate)

Bidhannagar Court, Mayukh Bhavan
2nd Floor, Kolkata - 700 091
Barasat Judge Court & High Court

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Residence Cum Chamber :
Vill. & P.O. : Krishnapur, Baroaritala
Kolkata - 700 102

Ref. No. :

Date :

- i) Original of Title Deed Nos. 15691 and 15692 for the year 2023 in the name of Sridam Karmakar present Owner.
- ii) Original Title Deed Nos. 9484 and 9489 for the year 2023 in the name of Shekhar Bhowmick present Owner.
- iii) Original Title Deed No. 10445 for the year 2024 in the name of Tanima Bhowmick present Owner.
- iv) Photo copy of Khajna receipt
- v) Photo copy of parcha
- vi) Photo copy of Mutation Certificate Municipality/ BMC
- vii) Photo copy of Tax receipt of Municipality/ BMC

The receipts for the relevant searches are enclosed herewith.

Manoj Basu
Manoj Basu
Advocate
E. No.-F-247/2006