

৪ নং ফরম
[নিয়ম ৮(২) এবং ৩১(১) দেখুন]

রাজারহাট-বিষ্ণুপুর ১নং গ্রাম পঞ্চায়েত

গ্রাম পঞ্চায়েতের দ্বারা নির্ধারিত কর, অভিকর ও ফি প্রাপ্তির রসিদ
(কার্বন দিয়ে অনুলিপি করতে হবে)

রসিদ নং - 05-15070559 AAQ 16

১. করদাতার নাম ও ঠিকানা : তনুজিত কুমার

হোডিং নং (যদি থাকে) : ২৪৬৮৮ ৫১৭/১৪ পুর

২. যে বাবদ টাকা গৃহীত হল : ২০২৬ - ২০২৮

ক) ভূমি ও গৃহ ও সংক্রান্ত কর (..... তিন মাস / বছর) টাকা ৪৪০০.০০
(যে সময়ের জন্য)

খ) যানবাহনের জন্য রেজিস্ট্রেশন ফি (যে সময়ের জন্য) টাকা

গ) শৌচালয় বা অন্যান্য স্বাস্থ্যবিধান ব্যবস্থার জন্য অভিকর (যে সময়ের জন্য) টাকা

ঘ) জল সরবরাহের জন্য অভিকর (যে সময়ের জন্য) টাকা

ঙ) আলোর জন্য অভিকর (যে সময়ের জন্য) টাকা

চ) মল, মূত্র ও অন্য আবর্জনা নিষ্কাশনের জন্য অভিকর (যে সময়ের জন্য) টাকা

ছ) ব্যবসার নিবন্ধীকরণ সার্টিফিকেটের জন্য ফি (যে সময়ের জন্য) টাকা

জ) ব্যক্তি, যানবাহন, পশুর ও পুর কিংবা গ্রাম পঞ্চায়েতের দ্বারা বা ব্যবস্থাপনায় প্রতিষ্ঠিত ফেরী ব্যবস্থার জন্য টোল (যে সময়ের জন্য) টাকা

ঝ) শাসনবাট ব্যবহারের জন্য ফি টাকা

ঞ) অগভীর বা গভীর নলকূপের রেজিস্ট্রেশন ফি (যে সময়ের জন্য) টাকা

ট) গ্রামে উৎপাদিত পণ্য গ্রামের বাজারে বিক্রয়ের জন্য ফি (যে সময়ের জন্য) টাকা

ঠ) জনসাধারণের জ্ঞাতার্থে প্রদর্শিত বিজ্ঞাপন দেওয়ার জন্য ফি টাকা

ড) ৪৭ নং ধারা অনুসারে প্রবর্তিত উপবিধি অনুযায়ী জরিমানা টাকা

ঢ) অন্যান্য ৪৪০০.০০ টাকা

তারিখ : ২৬/২/২৪

টাকা

মোট ৪৪০০.০০

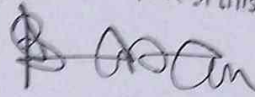
বিঃদ্রঃ- ১) গ্রাম পঞ্চায়েতের কোন সদস্য এই আদায়ের সংগে যুক্ত হতে পারবেন না।

২) যদি চেক বা ড্রাফটের মাধ্যমে কোনো টাকা পাওয়া যায়, তবে তার ক্রমিক সংখ্যা ও তারিখ এই টাকার অঙ্কের সংগে লিখে রাখতে হবে।

তারিখ সহ স্বাক্ষর
গ্রাম পঞ্চায়েত সচিব / কর আদায়কারী

6/8/23

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



Administrative District Sub-Registrar,
Rajarat, New Town, North 24-Pgs

03 AUG 2023

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DEED OF GIFT

THIS DEED OF GIFT is made on this 03rd day of
August 2023 (two thousand twenty three).



Additional District Judge
Rajarhat, New

03 AUG 2023

BETWEEN

ASHOK MANDAL, PAN- FXOPM0295M, Aadhaar No. 3658 0353 9212, son of Sripati Mandal, by faith Hindu, by Nationality-Indian, by occupation - business, residing at Krimpur, Abhaypur, Post Office and Police Station - Karimpur, District - Nadia, Pin - 741152, West Bengal, hereinafter called and referred to as the **DONOR** (which terms and expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, administrators, executors, representatives and assigns) of the **ONE PART**.

AND

RAJARHAT PANCHAYAT SAMITY, Having it's office at Rajarhat, Post Office and Police Station - Rajarhat, District - North 24 Parganas, Kolkata - 700135, West Bengal, hereinafter called and referred to as the **DONEE** (which terms and expression shall unless excluded by or repugnant to the context be deemed to mean and include heirs, administrators, executors, representatives and assigns) of the **OTHER PART**.

ABSOLUTE OWNERSHIP OF ASHOK MANDAL:- That the Said **ASHOK MANDAL**, the present land owner herein owned seized and possessed of ALL THAT the piece and parcel of land measuring about **6 (six) Khata 00 (zero) Chittacks 30 (thirty) Square feet** of land more or less, comprised in the C.S. Dag No. 365, **R.S.** and **L.R. Dag No. 385**, L.R. Khatian No. 2682, 2683 and 3101, at **Mouza-**



Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

10 3 AUG 2023

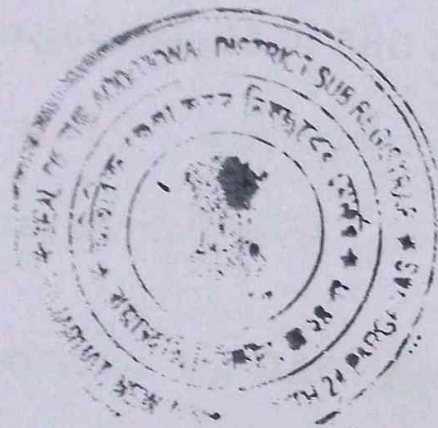
Jagadishpur, J.L No-27, Police Station -Rajarhat, A.D.S.R. Office-Rajarhat, District -North 24 Parganas, Kolkata - 700135, within the local limits of Rajarhat Bishnupur 1 No. Gram Panchayat, by the strength of a registered Deed of Conveyance, which has been duly registered on dated 14th day of December 2021, before the A.D.S.R. Rajarhat, copied in Book No. 1, Volume No. 1523-2021, Page from 753751 to 753788, being Deed No. **17818** for the year **2021**, from Mahamaya Das and Debmohini Das and which is absolutely and forever free from all encumbrances, charges, liens, les pen dens, claims and/or demands whatsoever.

The said **ASHOK MANDAL** mutated his name in the **L.R. Khatian No. 3509**, under **R.S.** and **L.R. Dag no. 385** in **Mouza Jagadishpur**, J.L No-27, under P.S. Rajarhat in the District North 24 Parganas, within the local limits of Rajarhat Bishnupur I No. Gram Panchayat.

THEREAFTER the said **ASHOK MANDAL** get conversion of the above mentioned land from **Nursery** to **Bastu** from the office of the Block Land & Land Reforms Officer Rajarhat, North 24 Parganas, vide Memo No. CON/37/BL&LRO/RAJ/23, dated 24-02-2023, vide case No. **CN/2023/1507/122**.

AND

AND WHEREAS the Donor desirous to submit the building plan in respect of the said Bastu land measuring about **6 (six) Khata 00 (zero)**



Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

103 AUG 2023

Chittacks 30 (thirty) Square feet of land more or less, comprised in the C.S. Dag No. 365, **R.S. and L.R. Dag No. 385, L.R. Khatian No. 3509**, at **Mouza- Jagadishpur**, J.L No-27, Police Station -Rajarhat, A.D.S.R. Office- Rajarhat, District -North 24 Parganas, Kolkata - 700135, within the local limits of Rajarhat Bishnupur 1 No. Gram Panchayat, in the office of the Donee for the purpose of construction of a newly multi-storied building thereon.

AND WHEREAS the Donor have voluntary express his desire to make a free gift of Bastu land measuring about **38.04 Square meter equivalent to 409.45 (four hundred nine point forty five) Square feet**, be the same a little more or less comprised under **Mouza- Jagadishpur**, J.L. No-13, C.S. Dag No. 365, **R.S. and L.R. Dag No. 385, L.R. Khatian No. 3509**, Police Station - Rajarhat, Additional District Sub Registry Office- Rajarhat, District - North 24 Parganas, Kolkata- 700135, within the local limits of Rajarhat Bishnupur 1 No. Gram Panchayat, in the state of West Bengal.

NOW THIS INDENTURE WITNESSETH that the Donor at his own free will and accord and in the sound state of body and mind hereby voluntarily grant and convey by way of gift and the Donee i.e. **RAJARHAT PANCHAYAT SAMITY**, Rajarhat, Post Office and Police Station - Rajarhat, District - North 24 Parganas, Kolkata - 700135, West Bengal ALL THAT Bastu land measuring about **38.04 Square meter equivalent to 409.45 (four hundred nine point forty five) Square feet**, be the same a little more or less comprised under **Mouza- Jagadishpur**, J.L. No-13, **R.S. and L.R. Dag No. 385, L.R. Khatian No. 3509**, Police Station - Rajarhat, Additional District Sub Registry Office- Rajarhat, District - North 24 Parganas, Kolkata- 700135,



Additional District Sub-Registrar,
Rajahmundry, New Town, North 24-Pgs

10 3 AUG 2023

within the local limits of Rajarhat Bishnupur 1 No. Gram Panchayat, in the state of West Bengal, more fully and particularly described in the schedule hereunder written **TO HAVE AND TO HOLD** the said portion of the land by the Rajarhat Bishnupur 1 No. Gram Panchayat, with all right, title and interest free from all encumbrances for widening Rajarhat Bishnupur 1 No. Gram Panchayat Road/ Passage as the said land hereby gift and the donor hereby covenant contrary thereof or knowing fully suffered the Donor have full power and absolute authority to convey, grant and make gift of the aforesaid portion of land hereby gifted and further undertake that the Donor shall at all times hereafter at the costs of the Donor executed and do all such further act, deed and assurance for more respectfully conveying the said portion of the land to the Donee which shall be reasonably required.

AND WHEREAS the donated land shall be used for public purpose for widening of Panchayat road.

:-SCHEDULE AS REFERRED TO HEREIN ABOVE :-

(Description of Total Land)

ALL THAT piece and parcel of **Bastu** land measuring about **6 (six)** **Khata 00 (zero) Chittacks 30 (thirty) Square feet**, equivalent to **9.9724 Decimals**, more or less, **Mouza- Jagadishpur**, J.L. No-13, C.S. Dag No. 365, **R.S.** and **L.R. Dag No. 385**, C.S. Khatian No. 301, **L.R. Khatian No. 3509**, Police Station - Rajarhat, Additional District Sub Registry Office- Rajarhat, District - North 24 Parganas, Kolkata- 700135, within the local limits of Rajarhat Bishnupur 1 No. Gram Panchayat, in the state of West Bengal, which is butted and bounded as follows:-



Additional District Sub-Registrar,
Rajarhat, North 24-Pgs

03 AUG 2023

ON THE NORTH:- By Plot of R.S. / L.R. Dag No. 276

ON THE SOUTH:- By Lot A of Plot No. 2 of R.S. / L.R. Dag No. 385 (P) .

ON THE EAST: - By Land of Kalaberia Mouza.

ON THE WEST :- By 18 feet wide Road.

:- DESCRIPTION OF GIFTED LAND:-

(Part-II)

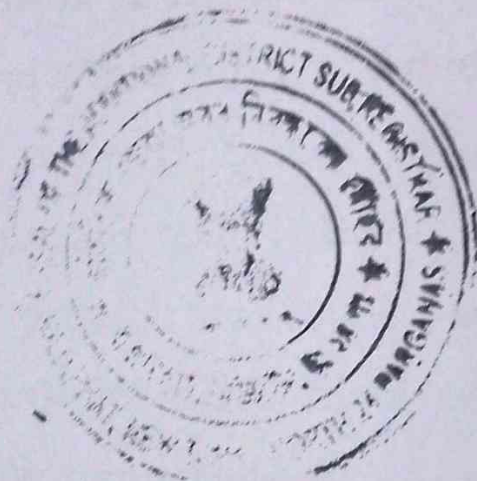
ALL THAT piece and parcel of Bastu land measuring about **38.04 Square meter equivalent to 409.45 (four hundred nine point forty five) Square feet**, be the same a little more or less comprised under **Mouza- Jagadishpur**, J.L. No-13, C.S. Dag No. 365, **R.S. and L.R. Dag No. 385, L.R. Khatian No. 3509**, Police Station - Rajarhat, Additional District Sub Registry Office- Rajarhat, District - North 24 Parganas, Kolkata- 700135, within the local limits of Rajarhat Bishnupur 1 No. Gram Panchayat, in the state of West Bengal, which is fully shown and delineated in the Plan annexed hereto and boundary line marked by colour RED. The said plan will be treated as part of this Deed of Gift.

ON THE NORTH:- By Plot of R.S. / L.R. Dag No. 276

ON THE SOUTH:- By Lot A of Plot No. 2 of R.S. / L.R. Dag No: 385 (P) .

ON THE EAST: - By Land of Kalaberia Mouza.

ON THE WEST :- By 26' - 2" wide Road.



Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

03 AUG 2023

IN WITNESS WHEREOF the Donor and Donee have hereunto set and subscribed their respective hands and seals the day, month and year first above written.

SIGNED SEALED AND

DELIVERED by the within

mentioned Donor and the

Donee at Rajarhat in presence of :

1. Santanu Ghosh
A/AS, 1/2, Argunpur.
Kolkata - 700059.
2. Tritan Ghosh
Birati, Kol - 700051

Ashok Mandal

Signature of Donor

Drafted by me as per documents
And information supplied to me:

Sarbajeet Dutta
(Advocate)

Barasat District Judges Court
M- 9681111005/ 7980225892
Email Id: sarbajeet.dutta7@gmail.com



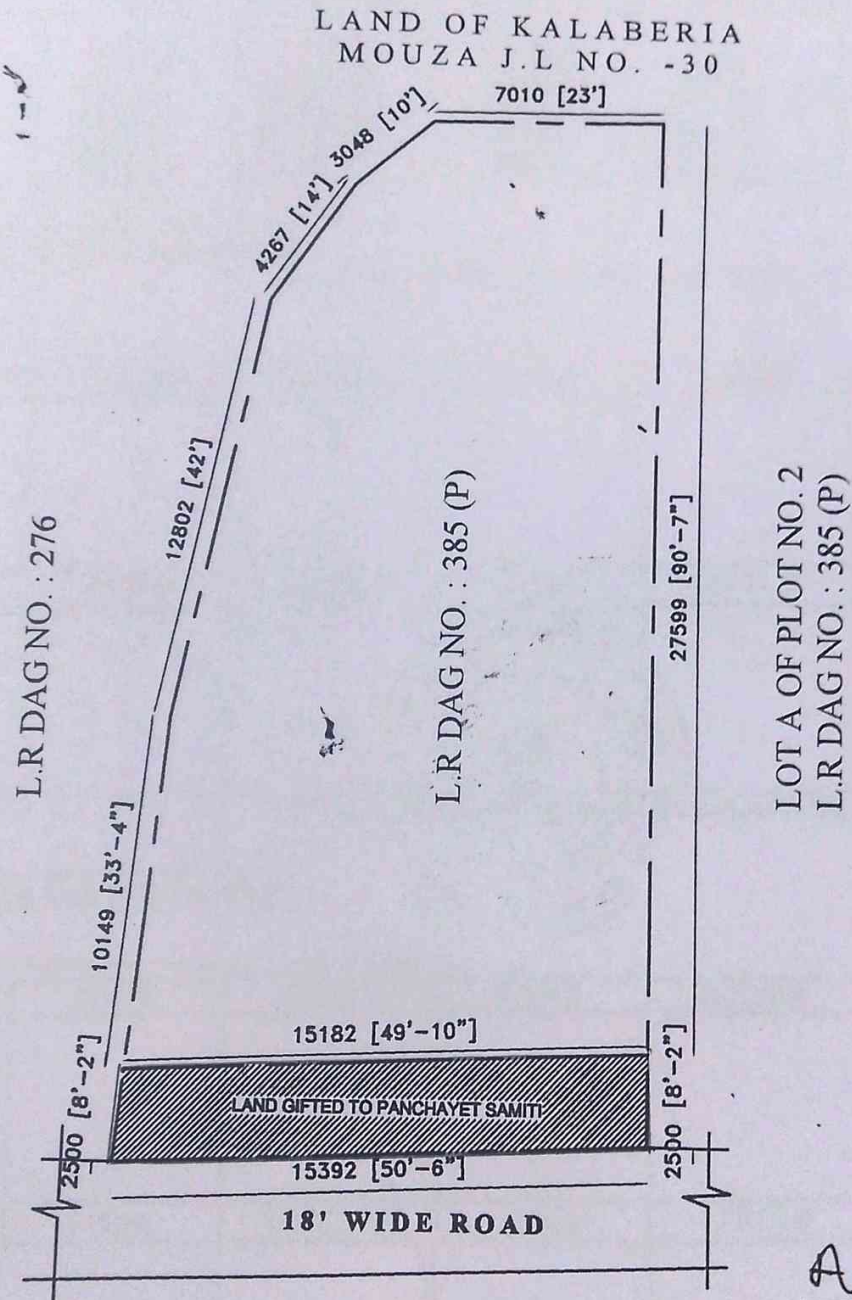
Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

10 3 AUG 2023

OF LAND OF MR. ASHOK MANDAL AT MOUZA -JAGADISHPUR,
 NO. : 385 ,J.L NO -27 , R.S NO. : 197, L.R. KHATIAN NO. :3509 ,P.S :
 KHAT , DIST. : NORTH 24 PARAGANAS, UNDER RAJARHAT
 HNUPUR 1 NO GRAM PANCHAYET.

NAME OF DONER : ASHOK MANDAL

NAME OF DONEE : RAJARHAT PANCHAYET SAMITI



SITE PLAN
SCALE - 1:200

Ashok Mandal
 SIGNATURE OF
 DONEE

GIFTED AREA OF LAND	L.R DAG NO.	AREA	<i>Arani Dutta</i> DRAWN BY : ARANI DUTTA
	385	38.04 SQM OR 409.45 SFT	



Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

03 AUG 2023

UNDER RULE 44A OF THE I.R. ACT 1908

(1) Name : ASHOK MANDAL

LITTLE	RING	MIDDLE	FORE	THUMB	 বাম হাত
					
THUMB	FORE	MIDDLE	RING	LITTLE	ডান হাত
					

Ashok Mandal
Signature of the Presentant

Executant Claimant/Attorney/Principal/Guardian/Testator. (Tick the appropriate status)

(2) Name :

LITTLE	RING	MIDDLE	FORE	THUMB	বাম হাত
THUMB	FORE	MIDDLE	RING	LITTLE	 ডান হাত

All the above fingerprints are of the above named person and attested by the said person.

Signature of the Presentant

(3) Name :

LITTLE	RING	MIDDLE	FORE	THUMB	বাম হাত
THUMB	FORE	MIDDLE	RING	LITTLE	 ডান হাত

Signature of the Presentant

N.B. : L.H. = Left hand finger prints & R.H. = Right hand finger prints.



Additional District Sub-Registrar,
Rajarhat, New Town, North 24-Pgs

3 AUG 2023

आयकर विभाग
INCOME TAX DEPARTMENT
SANTANU GOLUI
SUBIR GOLUI
27/04/1994
Permanent Account Number
BFTPG5680P
Signature
Santanu Golui



Santanu Golui

Major Information of the Deed

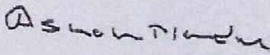
Deed No :	I-1523-11559/2023	Date of Registration	03/08/2023
Deed No / Year	1523-3001966861/2023	Office where deed is registered	
Query Date	01/08/2023 4:22:59 PM	A.D.S.R. RAJARHAT, District: North 24-Parganas	
Applicant Name, Address & Other Details	SARBAJEET DUTTA BARASAT COURT, Thana : Barasat, District : North 24-Parganas, WEST BENGAL, PIN - 700124, Mobile No. : 9681111005, Status : Advocate		
Transaction	[0206] Gift, Gift in f/o Govt./Local Bodies(Exempt Cases)		
Set Forth value	Market Value		
Stampduty Paid(SD)	Rs. 3,80,021/-		
Rs. 0/- (Article:33(ii))	Registration Fee Paid		
Remarks	Rs. 0/- (Article:A(1))		

Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: RAJARHAT BISHNUPUR-I, Mouza: Jagadishpur, JI No: 27, Pin Code : 700135

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-385 (RS :-)	LR-3509	Bastu	Bastu	409.45 Sq Ft		3,80,021/-	Width of Approach Road: 26 Ft., Adjacent to Metal Road,
Grand Total :					.9383Dec	0 /-	3,80,021 /-	

Donor Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr ASHOK MANDAL (Presentant) Son of SRIPATI MANDAL Executed by: Self, Date of Execution: 03/08/2023 , Admitted by: Self, Date of Admission: 03/08/2023 ,Place : Office			
		03/08/2023	LTI 03/08/2023	03/08/2023



R ABHAYPUR, City:- Not Specified, P.O:- KARIMPUR, P.S:-Karimpur, District:-Nadia, West India, PIN:- 741152 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, No.:: FXxxxxxx5M, Aadhaar No: 36xxxxxxxx9212, Status :Individual, Executed by: Self, Date Execution: 03/08/2023
Admitted by: Self, Date of Admission: 03/08/2023 ,Place : Office

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	RAJARHAT PANCHAYET SAMITY RAJARHAT, City:- Not Specified, P.O:- RAJARHAT, P.S:-Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN:- 700135 ,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SANTANU GOLUI Son of SUBIR GOLUI A/AS-68/1 MAJHERPARA, City:- Not Specified, P.O:- ARJUNPUR, P.S:- Baguiati, District:-North 24-Parganas, West Bengal, India, PIN:- 700059			
	03/08/2023	03/08/2023	03/08/2023
Identifier Of Mr ASHOK MANDAL			

Land Details as per Land Record

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: RAJARHAT BISHNUPUR-I, Mouza: Jagadishpur, JI No 27, Pin Code : 700135

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 385, LR Khatian No:- 3509	Owner: অশোক মন্ডল, * Gurdian: শ্রীপতি মন্ডল, Address: নিজ , Classification: নার্সারি, Area: 0.10000000 Acre,	Mr ASHOK MANDAL



Endorsement For Deed Number : I - 152311559 / 2023

-2023

Certificate of Admissibility (Rule 43, W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 0 Exempted FROM stamp duty.

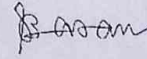
Presentation (Under Section 52 & Rule 22A(3) 46(1), W.B. Registration Rules, 1962)

Presented for registration at 12:48 hrs on 03-08-2023, at the Office of the A.D.S.R. RAJARHAT by Mr ASHOK MANDAL, Executant.

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

Execution is admitted on 03/08/2023 by Mr ASHOK MANDAL, Son of SRIPATI MANDAL, KARIMPUR ABHAYPUR P.O: KARIMPUR, Thana: Karimpur, , Nadia, WEST BENGAL, India, PIN - 741152, by caste Hindu, by Profession Business

Indetified by Mr SANTANU GOLUI, , Son of SUBIR GOLUI, A/AS-68/1 MAJHERPARA, P.O: ARJUNPUR, Thana: Baguiati, , North 24-Parganas, WEST BENGAL, India, PIN - 700059, by caste Hindu, by profession Business



Sanjoy Basak

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT

North 24-Parganas, West Bengal



of Registration under section 60 and Rule 69.

ed in Book - I

me number 1523-2023, Page from 382785 to 382798
eing No 152311559 for the year 2023.



Digitally signed by SANJOY BASAK
Date: 2023.08.08 13:48:48 +05:30
Reason: Digital Signing of Deed.

Basak

(Sanjoy Basak) 2023/08/08 01:48:48 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
West Bengal.

