

SL- 7430/2023

I- 7389/23



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

H 3/5/28

H 976728

(M)
13/09/2023

DL-2329537

4/10/2023 980 from

স্বাক্ষর

স্বাক্ষর

স্বাক্ষর

DEED OF PARTITION

CERTIFIED THAT THE DOCUMENT IS ADMITTED TO REGISTRATION
THE SIGNATURE SHEET AND THE ENDORSEMENT SHEETS ATTACHED
TO THIS DOCUMENT ARE THE PARTS OF THIS DOCUMENT.

Co.
Addl. District Sub-Registrar,
Singuri-II at Bagdogra

15 SEP 2023

JUDICIAL STAMP

No. 940 Date 11.9.23

Sold Shashi Kanta Singha and others
Ramkrishna gate, Matigara.
sum Five hundred

Value Rs

Govt Stamp Vendor
Bagdogra
Lic. No- 546/RM
07 / Darjeeling

मि. शशी कान्त सिंघा

37875 H

1391



मि. शशी कान्त सिंघा



3792

मि. शशी कान्त सिंघा

NOTITAP 10



3793

मि. शशी कान्त सिंघा

Shashi Kanta Singha

S/o Sri Shashi Kanta Singha.
Ramkrishna gate
New Rangia, Matigara
Darjeeling. 734013

13 SEP 2023

Handwritten text in Odia script, likely a signature or name, written vertically.

Page No. 2

THIS DEED OF PARTITION IS MADE ON THE 13TH DAY OF SEPTEMBER, 2023.

Property of Schedule 'A' allotted to the first party.

SRI SHASHI KANTA SINGHA

Area : 10.67 Decimal

Property of Schedule 'B' allotted to the Second party.

SRI TARANI KANTA SINGHA

Area : 10.67 Decimal

Property of Schedule 'C' allotted to the Third party.

SRI JASHOLAL SINGHA

Area : 10.66 Decimal

(Contd.....P/3)

BETWEEN

SRI SHASHI KANTA SINGHA (PAN : BDLPS2007L) (Aadhaar No. 7125 3272 8097)
Son of Late Tulai Singha, Hindu by religion, Indian by Citizen, Business by
occupation, residing at Ramkrishna Jote, P.O. New Rangia, P.S.Matigara, Dist.
Darjeeling, Pin No. 734013 — hereinafter called the **“FIRST PARTY”**
of the First Part.

AND

SRI TARANI KANTA SINGHA (PAN : IMKPS7621M) (Aadhaar No. 4164 3802 3066)
Son of Late Tulai Singha, Hindu by religion, Indian by Citizen, Business by
occupation, residing at Ramkrishna Jote, P.O. New Rangia, P.S.Matigara, Dist.
Darjeeling, Pin No. 734013 — hereinafter called the **“SECOND
PARTY”** of the Second Part.

AND

SRI JASHOLAL SINGHA (PAN : GHLPS2281B) (Aadhaar No. 6401 8092 2878)
Son of Late Tulai Singha, Hindu by religion, Indian by Citizen, Business by
occupation, residing at Ramkrishna Jote, P.O. New Rangia, P.S.Matigara, Dist.
Darjeeling, Pin No. 734013 — hereinafter called the **“THIRD PARTY”**
of the Third Part.

AND

(Contd.....P/4)

2. কল্যাণ

[Handwritten signature]

AND

WHEREAS the aboved named Tulai Singha, Son of Late Dulal Singha, d i e d intestate leaving the parties thereof as his only legal heirs to inherit his said immoveable properties as fully describe in Schedule 'X' appended below (herein after collectively referred to as TOTAL JOINT/EJMALLY for the sake of brevity), free from all encumbrances and charges whatsoever.

AND

(Contd.....P/5)

(The sole and absolute legal heirs of Late **TULAI SINGHA**) became the legal heirs, successors, administrators, executors and representatives of him, free from all encumbrances and charges whatsoever.

AND



WHEREAS thereafter three separate individual Khatians has been opened by the Revenue Officer B.L & L.R.O. Matigara Block, at Matigara, in the name of abovenamed present partitioners, being Khatian No. 6989(L.R), in the name of partitioner No.1. **SRI SHASHI KANTA SINGHA**, being Khatian No. 6991 (L.R), in the name of partitioner No. 2. **SRI TARANI KANTA SINGHA**, being Khatian No. 6990 (L.R), in the name of partitioner No. 3. **SRI JASHOLAL SINGHA**, in the Office of B.L & L.R.O. Matigara Block, P.S. Matigara, District. Darjeeling, But the physical possession/ demarcation according to their recorded Khatian have neither specifically demarcated nor mutually settled inbetween the partitioners, so, the abovenamed partitioners by this presence agreed and settled between themselves, to partition their aforesaid land measuring 32 Decimal (mentioned in Schedule X) out of total land and demarcate it accordingly, as mentioned in the schedules of each partitioners, free from all encumbrances and charges whatsoever.

AND

WHEREAS abovenamed partitioners No. 1 to 3 are the recorded owner of land measuring 32 Decimal mentioned in Schedule X, recorded in Khatian No. 6989, 6990, 6991(L.R.) within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata, P.S.

2/12/2012
2/12/2012
2/12/2012

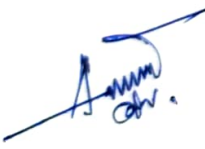
Page No. 6

Matigara, Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra,
District : Darjeeling.

AND

WHEREAS in view of the aforesaid facts, the parties hereof have become the Ejmally/
Joint owners in possession of the said total Ejmally/Joint property in proportionate
share, mutually understanding between themselves and all of them are agreed to
hold the aforesaid Portion of the below schedule land as divided between themselves,
having permanent heritable and transferable right title and interest therein free from
all encumbrances and charges whatsoever.

AND

 **WHEREAS** the parties thereof are experiencing various inconveniences and
difficulties enjoying the said total Ejmally/Joint Property, and in order to overcome
such inconveniences and difficulties the parties hereof have decided to make an
amicable partition by **METES AND BOUNDS** of the said immoveable properties
and have also agreed to execute a proper partition Deed to record such amicable
partition in order to avoid all future disputes and complications, and in making
allotment of properties by partition. The service as rendered by the sons of the
deceased predecessor in interest have been taken into consideration.

NOW THIS INDENTURE WITNESSETH that in pursuance of the aforesaid mutual
agreement to partition the said TOTAL EJMALLY/JOINT PROPERTY the parties
One, Two and Three part thereof DOTH hereby make final partition of there said

(Contd.....P/7)

21/12/2012
21/12/2012
21/12/2012

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joint immoveable properties by metes and bounds and of there said immoveable properties as hereinafter apearig in the schedule A,B ,C below and the property allotted to each of the parties hereof by virtue of their respective firm and final consents as per **SCHEDULES** mentioned below as absolute Estate in proper share with permanent, heritable and transferable rights to whom it is allotted for all time to come.

AND

WHEREAS the parties thereof with the mutual understanding between themselves have decided and agreed that each partitioner, as mentioned above, shall hold a copy of certified deed of this "Partition Deed" so partitioned and executed and the original partition deed and all such documents relating to this partition deed shall be kept and hold by abovenamed Partitioner No. 1. Shashi Kanta Singha, and at times when required by other partitioners, the abovenamed Partitioner No. 1. Shashi Kanta Singha, shall produce the documents and present before them, so as to avoid any disputes in future or have any grievence against each other relating to this partition deed.

AND

It is further agreed by the parties thereof that infuture any of the parties thereof shall be entitled to secure loan or Financial Assistance from any Bank or Financing Agency by mortgaging/immoveable property allotted in their respective names as per **SCHEDULES** hereunder and none of the parties shall have any right to object to it in future.

(Contd.....P/8)

2. ਗੁਣਗੁਣ
2. ਗੁਣਗੁਣ

It is also covenanted by the parties that each of them shall hence forth own/hold/ enjoy/occupy/ possess the properties allotted to their respective names as per SCHEDULES hereunder and on conditions attached thereto, and shall mutated their respective names in the Govt. and other offices as also in the Record-of-Rights and shall pay rent/rate/tax/fees etc. for their/immoveable/properties so allotted and accepted.

A handwritten signature in blue ink, appearing to be "H. J. ...". The signature is written over a horizontal line.

TOTAL JOINT/EJMALLY PROPERTY HEREBY PARTITIONED.

(Contd.....P/9)

21210 R.S. & 444 L.R.
21210 R.S. & 444 L.R.
21210 R.S. & 444 L.R.

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This Land is butted and bounded as follows :

- By the North : Land of The Partitioners and
Land of Sabanu Singha.
- By the South : 12 Feet Wide Kutcha Road.
- By the East : Land of The Partitioners.
- By the West : 23 Feet Wide Pucca Road.

SCHEDULE 'A'

(PROPERTY ALLOTTED TO THE FIRST PARTY

SRI SHASHI KANTA SINGHA)

All that pieces and parcel of Land measuring 10.67 Decimal, apartaining to Plot/
Dag No. 260 (R.S.) & 444, 445 (L.R.) recorded in Khatian No. 2/20(R.S.) & 6989
(L.R.) within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara,
Under Atharakhai G.P. , Sub-Division : Siliguri, Additional District Sub-Registry Office
: Bagdogra, District : Darjeeling.

SCHEDULE 'A1'

All that pieces and parcel of Land measuring 5.34 Decimal, apartaining to Plot/Dag
No. 260(R.S.) & 444(L.R.) recorded in Khatian No. 2/20 (R.S.) & 6989 (L.R.), within
the Mouza - Tari, J.L. No. 68, Pargana - Patharghata, P.S. Matigara, Under Atharakhai
G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District
: Darjeeling.

(Contd.....P/ 10)

This Land is butted and bounded as follows :

- By the North : Land of The Partitioners.
By the South : 12 Feet Wide Kutcha Road.
By the East : Land of second party (Sri Tarani Kanta Singha)(Schedule B1).
By the West : 23 Feet Wide Pucca Road.

SCHEDULE 'A2'

All that pieces and parcel of Land measuring 5.33 Decimal, apartaining to Plot/Dag No. 260(R.S.) & 445(L.R.) recorded in Khatian No. 2/20 (R.S.) & 6989 (L.R.), within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

This Land is butted and bounded as follows :

- By the North : Land of Sri Sabanu Singha.
By the South : 12 Feet Wide Kutcha Road.
By the East : Land of second party (Sri Tarani Kanta Singha)(Schedule B2).
By the West : Land of third party (Sri Jasholal Singha)(Schedule C1).

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SCHEDULE 'B'

(PROPERTY ALLOTTED TO THE SECOND PARTY

SRI TARANI KANTA SINGHA)

All that pieces and parcel of vacant Land measuring 10.67 Decimal, apartaining to Plot/Dag No. 260 (R.S.) & 444, 445 (L.R.) recorded in Khatian No. 2/20(R.S.) & 6991 (L.R.) within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

SCHEDULE 'B1'

All that pieces and parcel of vacant Land measuring 5.33 Decimal, apartaining to Plot/Dag No. 260(R.S.) & 444(L.R.) recorded in Khatian No. 2/20 (R.S.) & 6991 (L.R.), within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

This Land is butted and bounded as follows :

- By the North : Land of The Partitioners.
By the South : 12 feet wide Kutcha Road.
By the East : Land of third party (Sri Jasholal Singha)(Schedule C1).
By the West : Land of First party (Sri Shashi Kanta Singha)(Schedule A1).

(Contd.....P/12)

SCHEDULE 'B2'

All that pieces and parcel of vacant Land measuring 5.34 Decimal, apartaining to Plot/Dag No. 260(R.S.) & 445(L.R.) recorded in Khatian No. 2/20 (R.S.) & 6991 (L.R.), within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

This Land is butted and bounded as follows :

- By the North : Land of Sri Sabanu Singha.
By the South : 12 feet wide Kutcha Road.
By the East : Land of third party (Sri Jasholal Singha)(Schedule C2).
By the West : Land of First party (Sri Shashi Kanta Singha)(Schedule A2).

SCHEDULE 'C'

(PROPERTY ALLOTTED TO THE THIRD PARTY

SRI JASHOLAL SINGHA)

All that pieces and parcel of vacant Land measuring 10.66 Decimal, apartaining to Plot/Dag No. 260 (R.S.) & 444, 445 (L.R.) recorded in Khatian No. 2/20 (R.S.) & 6990 (L.R.) within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

SCHEDULE 'C1'

All that pieces and parcel of vacant Land measuring 5.33 Decimal, apartaining to Plot/Dag No. 260 (R.S.) & 444 (L.R.) recorded in Khatian No. 2/20(R.S.) & 6990 (L.R.) within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

This Land is butted and bounded as follows :

- By the North : Land of Partitioners.
By the South : 12 feet wide Kutcha Road.
By the East : Land of First party (Sri Shashi Kanta Singha)(Schedule A2).
By the West : Land of second party (Sri Tarani Kanta Singha)(Schedule B1).

SCHEDULE 'C2'

All that pieces and parcel of vacant Land measuring 5.33 Decimal, apartaining to Plot/Dag No. 260 (R.S.) & 445 (L.R.) recorded in Khatian No. 2/20(R.S.) & 6990 (L.R.) within the Mouza - Tari, J.L. No. 68, Pargana - Patharghata , P.S. Matigara, Under Atharakhai G.P., Sub-Division : Siliguri, Additional District Sub-Registry Office : Bagdogra, District : Darjeeling.

This Land is butted and bounded as follows :

- By the North : Land of Sri Sabanu Singha.
By the South : 12 feet wide Kutcha Road.
By the East : Land of Partitioners.
By the West : Land of second party(Sri Tarani Kanta Singha)(Schedule B2).

The aforesaid land is also clearly shown in the annexed sketch map and marked is a part and parcel of this indenture.

INWITNESS WHEREOF the partitioners in good health and conscious mind hereunto sets and subscribed their hands on this Deed on this deed on day, month and year first above written.

WITNESS

1. Parvinder Singh,
S/o Sri Shashi Kunder Singh,
R.M. Ramkrishnagar
P.O. - New Rangia,
P.S. - Matigara,
Dist. Dargaching.

2. Jaydev Singh
S/o - Parvinder Singh
R.M. Ramkrishnagar
P.S. - Matigara
Dist. - Dargaching

शशि कृष्ण
D/o Sri Gasholal Singh
R.M. Tatarigraha,
P.O. Rajguri, P.S. Rajguri
Dist. Jalpaiguri

SIGNATURE OF THE PARTITIONERS

Drafted by me as per instructions of all the parties herein printed, readover and explained by me in my office.

Ali Akhtar Mosleuddin Ahmed
ALI AKHTAR MOSLEUDDIN AHMED

ADVOCATE / SILIGURI
Enrollment No. WB/756/2003



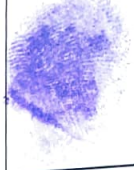
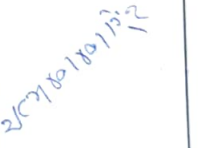
Government of West Bengal

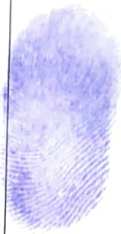
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. BAGDOGRA, District Name :Darjeeling

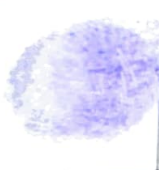
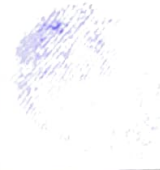
Signature / LTI Sheet of Query No/Year 04032002329537/2023

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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Shri Shashi Kanta Singha City:- , P.O:- New Rangia, P.S:- Matigara, District:- Darjeeling, West Bengal, India, PIN:- 734013	Partitioner			
2	Shri Taranikanta Singha City:- , P.O:- New Rangia, P.S:-Matigara, District:-Darjeeling, West Bengal, India, PIN:- 734013	Partitioner			
3	Mr Jasholal Singha City:- , P.O:- New Rangia, P.S:-Matigara, District:-Darjeeling, West Bengal, India, PIN:- 734013	Partitioner			

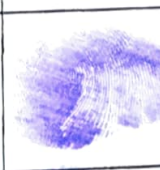
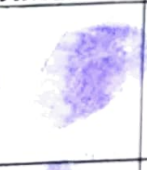
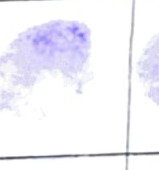
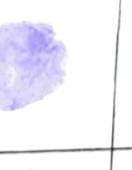
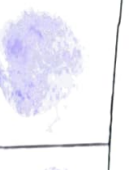
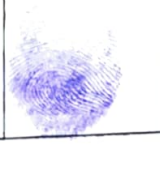
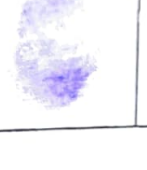
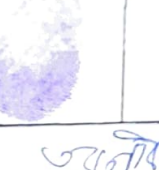
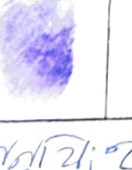
Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1 Shri Parimal Singha Son of Mr Shashi Kanta Singha City:- , P.O:- New Rangia, P.S:- Matigara, District:- Darjeeling, West Bengal, India, PIN:- 734013	Shri Shashi Kanta Singha, Shri Taranikanta Singha, Mr Jasholal Singha			

(Yogen Tshering Bhutia)
 ADDITIONAL DISTRICT
 SUB-REGISTRAR
 OFFICE OF THE A.D.S.R.
 BAGDOGRA
 Darjeeling, West Bengal

PHOTO		THUMB	INDEX FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
	LEFT HAND					
	RIGHT HAND					

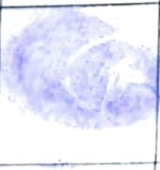
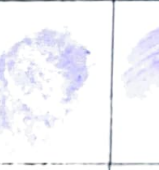
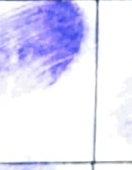
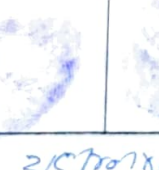
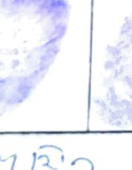
7/12/2012

SIGNATURE

PHOTO		THUMB	INDEX FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
	LEFT HAND					
	RIGHT HAND					

7/12/2012

SIGNATURE

PHOTO		THUMB	INDEX FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
	LEFT HAND					
	RIGHT HAND					

2/12/2012

SIGNATURE

OF PARTITIONS:-

SCHEDULE OF LAND(A):-

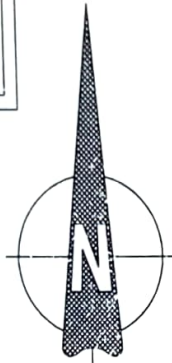
P. NO.	KHATIAN NO.		PLOT NO.		AREA OF LAND
(A1)	<u>R.S.</u> 2/20	<u>L.R.</u> 6989	<u>R.S.</u> 260	<u>L.R.</u> 444(P)	0.0534Ac.
(A2)	2/20	6989	260	445(P)	0.0533Ac.
					Total = 0.1067Ac.

SCHEDULE OF LAND(B):-

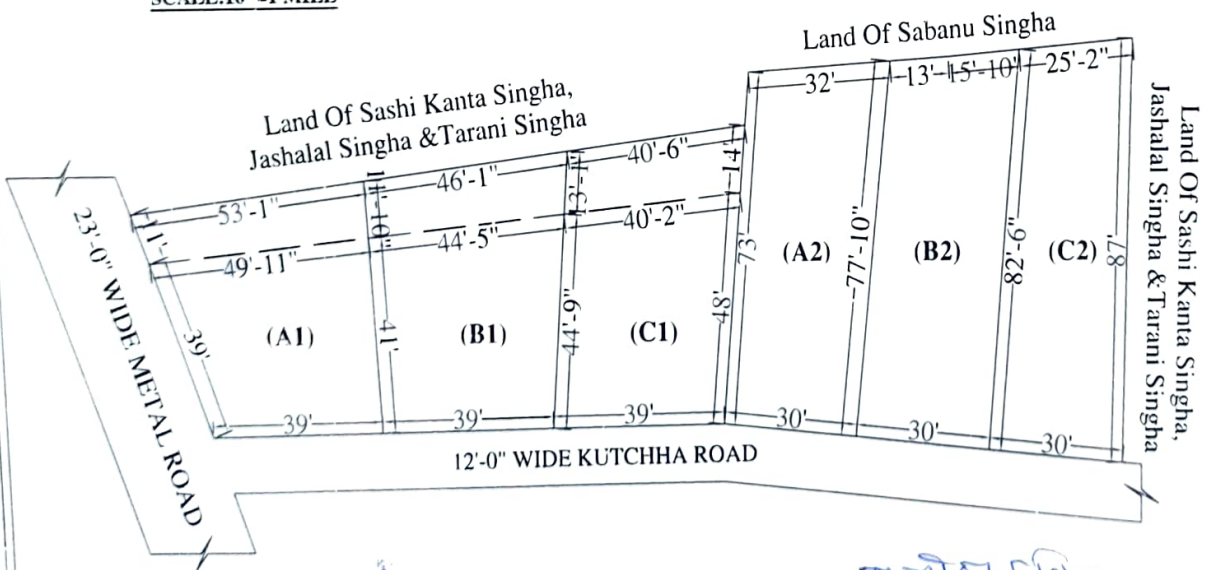
P. NO.	KHATIAN NO.		PLOT NO.		AREA OF LAND
(B1)	R.S. 2/20	L.R. 6991	R.S. 260	L.R. 444(P)	0.0533Ac.
(B2)	2/20	6991	260	445(P)	0.0534Ac.
					Total = 0.1067Ac.

SCHEDULE OF LAND(C):-

P. NO.	KHATIAN NO.		PLOT NO.		AREA OF LAND
(C1)	R.S. 2/20	L.R. 6990	R.S. 260	L.R. 444(P)	0.0533Ac.
(C2)	R.S. 2/20	L.R. 6990	R.S. 260	L.R. 445(P)	0.0533Ac.
					Total = 0.1066Ac.



PART TRACE MAP OF
MOUZA:TARI, J.L.NO.-68.
SCALE:16"=1 MILE



(A) मज्झिमा सुत्त

ভূগোলিক অঙ্কন: ২

(B).....

(C).....

SIGNATURE OF PARTITIONS

DRAWN BY

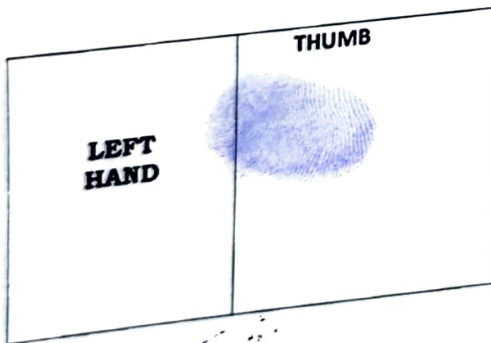
Scale: 1"=30'

Sura Winkrabor
Land Surveyor (Amin)
Regd. No. 150810-58475

FINGER IMPRESSION



FINGER PRINT & SIGNATURE IDENTIFIER



Arvinet Lopez
SIGNATURE IDENTIFIER

Major Information of the Deed

Deed No :	I-0403-07389/2023	Date of Registration	15/09/2023
Query No / Year	0403-2002329537/2023	Office where deed is registered	
Query Date	12/09/2023 6:39:50 PM	A.D.S.R. BAGDOGRA, District: Darjeeling	
Applicant Name, Address & Other Details	Ali Akhtar Mosleuddin Ahmed Thana : Matigara, District : Darjeeling, WEST BENGAL, Mobile No. : 8016950720, Status : Advocate		
Transaction	Additional Transaction		
[0501] Partition, Partition			
Set Forth value	Market Value		
Rs. 60,00,000/-	Rs. 1,09,21,050/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 33,595/- (Article:45)	Rs. 67,190/- (Article:A(1))		
Remarks	Partition Amount Rs 67,18,950/-		

Land Details :

District: Darjeeling, P.S:- Matigara, Gram Panchayat: ATHARAKHAI, Mouza: Tari, JI No: 68, Pin Code : 734013

Land Details :

District: Darjeeling, P.S:- Matigara, Gram Panchayat: ATHARAKHALI, Mouza: Tari, JI No: 68, Pin Code : 734614

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-444 (RS :-)	LR-6989	Bastu	Rupni	5.34 Dec	10,00,000/-	25,23,150/-	Width of Approach Road: 23 Ft., Adjacent to Metal Road,
L2	LR-445 (RS :-)	LR-6989	Bastu	Bastu	5.33 Dec	10,00,000/-	16,78,950/-	Width of Approach Road: 12 Ft.,
L3	LR-444 (RS :-)	LR-6991	Bastu	Rupni	5.33 Dec	10,00,000/-	16,78,950/-	Width of Approach Road: 12 Ft.,
L4	LR-445 (RS :-)	LR-6991	Bastu	Bastu	5.34 Dec	10,00,000/-	16,82,100/-	Width of Approach Road: 12 Ft.,
L5	LR-444 (RS :-)	LR-6990	Bastu	Rupni	5.33 Dec	10,00,000/-	16,78,950/-	Width of Approach Road: 12 Ft.,
L6	LR-445 (RS :-)	LR-6990	Bastu	Bastu	5.33 Dec	10,00,000/-	16,78,950/-	Width of Approach Road: 12 Ft.,
		TOTAL :			32Dec	60,00,000 /-	109,21,050 /-	
					32Dec	60,00,000 /-	109,21,050 /-	
		Grand Total :						

Partitioner Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Shri Shashi Kanta Singha Son of Late Tulai Singha City:- , P.O:- New Rangia, P.S:-Matigara, District:-Darjeeling, West Bengal, India, PIN:- 734013 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: BDxxxxxx7L, Aadhaar No: 71xxxxxxxx8097, Status :Individual, Executed by: Self, Date of Execution: 13/09/2023 , Admitted by: Self, Date of Admission: 13/09/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 13/09/2023 , Admitted by: Self, Date of Admission: 13/09/2023 ,Place : Pvt. Residence
2	Shri Taranikanta Singha Son of Late Tulai Singha City:- , P.O:- New Rangia, P.S:-Matigara, District:-Darjeeling, West Bengal, India, PIN:- 734013 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: IMxxxxxx1M, Aadhaar No: 41xxxxxxxx3066, Status :Individual, Executed by: Self, Date of Execution: 13/09/2023 , Admitted by: Self, Date of Admission: 13/09/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 13/09/2023 , Admitted by: Self, Date of Admission: 13/09/2023 ,Place : Pvt. Residence
3	Mr Jasholal Singha (Presentant) Son of Late Tulai Singha City:- , P.O:- New Rangia, P.S:-Matigara, District:-Darjeeling, West Bengal, India, PIN:- 734013 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: GHxxxxxx1B, Aadhaar No: 64xxxxxxxx2878, Status :Individual, Executed by: Self, Date of Execution: 13/09/2023 , Admitted by: Self, Date of Admission: 13/09/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 13/09/2023 , Admitted by: Self, Date of Admission: 13/09/2023 ,Place : Pvt. Residence

Identifier Details :

Name	Photo	Finger Print	Signature
Shri Parimal Singha Son of Mr Shashi Kanta Singha City:- , P.O:- New Rangia, P.S:-Matigara, District:-Darjeeling, West Bengal, India, PIN:- 734013			
Identifier Of Shri Shashi Kanta Singha, Shri Taranikanta Singha, Mr Jasholal Singha			

Defined & Alloted Share for each Partitioner

Sch No.	Partitioner Name	Party Number	Defined Share in (%)	Alloted share	Alloted share in (%)	Share in Market Value (In Rs.)
L1	Shri Shashi Kanta Singha	1	100.0000	5.34 Dec	100	25,23,150/-
L2	Shri Shashi Kanta Singha	1	100.0000	5.33 Dec	100	16,78,950/-
L3	Shri Taranikanta Singha	2	100.0000	5.33 Dec	100	16,78,950/-
L4	Shri Taranikanta Singha	2	100.0000	5.34 Dec	100	16,82,100/-
L5	Mr Jasholal Singha	3	100.0000	5.33 Dec	100	16,78,950/-
L6	Mr Jasholal Singha	3	100.0000	5.33 Dec	100	16,78,950/-

Land Details as per Land Record

District: Darjeeling, P.S:- Matigara, Gram Panchayat: ATHARAKHAI, Mouza: Tari, JI No: 68, Pin Code : 734013

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 444, LR Khatian No:- 6989	Owner:শশী কান্ত সিংহ, Gurdian:মৃত টুলাই সিংহ, Address:নিজ , Classification:রূপকী, Area:0.05340000 Acre,	Shri Shashi Kanta Singha
L2	LR Plot No:- 445, LR Khatian No:- 6989	Owner:শশী কান্ত সিংহ, Gurdian:মৃত টুলাই সিংহ, Address:নিজ , Classification:বাড়, Area:0.05330000 Acre,	Shri Shashi Kanta Singha
L3	LR Plot No:- 444, LR Khatian No:- 6991	Owner:তরনী সিংহ, Gurdian:মৃত টুলাই সিংহ, Address:নিজ , Classification:রূপকী, Area:0.05330000 Acre,	Shri Taranikanta Singha
L4	LR Plot No:- 445, LR Khatian No:- 6991	Owner:তরনী সিংহ, Gurdian:মৃত টুলাই সিংহ, Address:নিজ , Classification:বাড়, Area:0.05340000 Acre,	Shri Taranikanta Singha
L5	LR Plot No:- 444, LR Khatian No:- 6990	Owner:যশোলাল সিংহ, Gurdian:মৃত টুলাই সিংহ, Address:নিজ , Classification:রূপকী, Area:0.05330000 Acre,	Mr Jasholal Singha
L6	LR Plot No:- 445, LR Khatian No:- 6990	Owner:যশোলাল সিংহ, Gurdian:মৃত টুলাই সিংহ, Address:নিজ , Classification:বাড়, Area:0.05330000 Acre,	Mr Jasholal Singha

Endorsement For Deed Number : I - 040307389 / 2023

On 13-09-2023

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

Presented for registration at 13:07 hrs on 13-09-2023, at the Private residence by Mr Jasholal Singha , one of the Executants.

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 1,09,21,050/-. Partition Amount Rs 67,18,950/-

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

Execution is admitted on 13/09/2023 by 1. Shri Shashi Kanta Singha, Son of Late Tulai Singha, P.O: New Rangia, Thana: Matigara, , Darjeeling, WEST BENGAL, India, PIN - 734013, by caste Hindu, by Profession Business, 2. Shri Taranikanta Singha, Son of Late Tulai Singha, P.O: New Rangia, Thana: Matigara, , Darjeeling, WEST BENGAL, India, PIN - 734013, by caste Hindu, by Profession Business, 3. Mr Jasholal Singha, Son of Late Tulai Singha, P.O: New Rangia, Thana: Matigara, , Darjeeling, WEST BENGAL, India, PIN - 734013, by caste Hindu, by Profession Business

Indetified by Shri Parimal Singha, , Son of Mr Shashi Kanta Singha, P.O: New Rangia, Thana: Matigara, , Darjeeling, WEST BENGAL, India, PIN - 734013, by caste Hindu, by profession Business


Yogen Tshering Bhutia

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

Darjeeling, West Bengal

On 15-09-2023

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 : 45 of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 67,190.00/- (A(1) = Rs 67,190.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 67,190/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 13/09/2023 3:53PM with Govt. Ref. No: 192023240218857458 on 13-09-2023, Amount Rs: 67,190/-, Bank: SBI EPay (SBlePay), Ref. No. 2892032099323 on 13-09-2023, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 33,595/- and Stamp Duty paid by Stamp Rs 5,000.00/-, by online = Rs 28,595/-

Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10,00/-
2. Stamp: Type: Impressed, Serial no 940, Amount: Rs.5,000.00/-, Date of Purchase: 11/09/2023, Vendor name: T Roy
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 13/09/2023 3:53PM with Govt. Ref. No: 192023240218857458 on 13-09-2023, Amount Rs: 28,595/-, Bank: SBI EPay (SBlePay), Ref. No. 2892032099323 on 13-09-2023, Head of Account 0030-02-103-003-02


Yogen Tshering Bhutia

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

Darjeeling, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 0403-2023, Page from 145630 to 145654
being No 040307389 for the year 2023.



Digitally signed by YOGEN TSHERING BHUTIA
Date: 2023.09.18 15:46:02 +05:30
Reason: Digital Signing of Deed.

(Yogen Tshering Bhutia) 18/09/2023
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BAGDOGRA
West Bengal.