



Before the Notary Public
Bishnupur, Dist. Bankura
PIN-722122

AX 090737

पश्चिम बंगाल WEST BENGAL

OM SAI CONSTRUCTION
Suresh Kumar
Managing Partner

DEED OF AMALGAMATION

1. Date : 22nd July 2025
2. Place : Bishnupur.
3. Parties :
 - 3.1 D MUKHOPADHYAY @
DEVASISH MUKHOPADHYAY

Joydeep Rahe
JOYDEEP RAHA 23.7.25
NOTARY, Govt. of W. Bengal
Regd. No. - 52/2007
Bishnupur, Bankura-722122

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23 JUL 2025

208190

Pinaki Chattopadhyay
Advocate
Judge's Court Barasat

sl-33
23/7/25



NAME	
ADD	
Rs	
11 JUL 2025	
SUNILAM NIKHIL DEE	
Licence's Vendor	
C. C. Court	
203, N. S. Roy Road, Kpt 1	

11 JUL 2025
11 JUL 2025

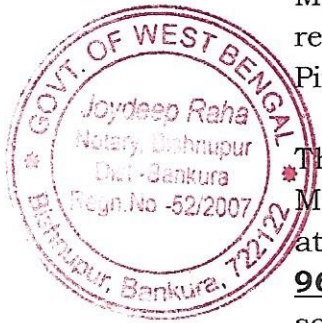
[PAN. CLZPM4964P], [AADHAAR NO. 872453918687], [D.O.B. : 22.11.1956] & [MOBILE NO. 8910719431], son of Late Jnan Ranjan Mukherjee, by faith - Hindu, by occupation - Retired Person, by nationality - Indian, residing at Bishnupur, P.O. & P.S. Bishnupur, Pin - 722122, District - Bankura, West Bengal.

3.1.1 **ANJAN MUKHERJEE [PAN. BGVPM5234N], [AADHAAR NO. 684094235230], [D.O.B. : 15.01.1962] & [MOBILE NO. 8509418251]**, son of Late Jnan Ranjan Mukherjee, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Bishnupur, P.O. & P.S. Bishnupur, Pin - 722122, District - Bankura, West Bengal.

3.1.2 **SUDIP MUKHERJEE [PAN. AVHPM9023H], [AADHAAR NO. 803199338748], [D.O.B. : 12.02.1965] & [MOBILE NO. 8509418251]**, son of Late Jnan Ranjan Mukherjee, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Raghunath Sayer, Barakalitala, Bishnupur, P.O. & P.S. Bishnupur, Pin - 722122, District - Bankura, West Bengal.

The said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, jointly represented by their constituted attorney, **SWAPAN MUKHERJEE [PAN : AEWPM8694J], [AADHAAR NO. 965062560347], [D.O.B. : 16.09.1964] & [MOBILE NO. 7980772329]**, son of Late Sudhin Mukherjee, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Swasti Apartment (Pubali), I/H-15A, Aswini Nagar, P.O. Aswini Nagar, P.S. Baguiati, Kolkata - 700159, District North 24 Parganas, West Bengal, Managing Partner of **OM SAI CONSTRUCTION [PAN : AAHFO9577B], [DATE OF FORMATION/ INCORPORATION : 22.03.2022]**, a Registered Partnership Firm, having its office address at Hatiara, Ghosh Dutta Para, P.O. Hatiara, P.S. New Town, Kolkata - 700157, District North 24 Parganas, West Bengal, by executing a Registered Development Power of Attorney After Registered Development Agreement, which was registered on 02.04.2025, registered in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2025, Page from 117646 to 117664, being Deed No. 010302136 for the year 2025.

Hereinafter jointly called and referred to as the **"OWNERS/FIRST PARTIES"** (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their heirs, executors, administrators, legal representatives and assigns of the **ONE PART.**



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Swapan Mukherjee
Managing Partner

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AND

- 3.2 **DEBNARAYAN DAS KARMAKAR [PAN. BQJPK1565L], [AADHAAR NO. 580827688743], [D.O.B. : 17.02.1988] & [MOBILE NO. 8918483751],** son of Late Sunil Das Karmakar, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Bishnupur Station Road, P.O. & P.S. Bishnupur, District - Bankura, Pin - 722122, West Bengal.

The said Debnarayan Das Karmakar, represented by their constituted attorney, **SWAPAN MUKHERJEE [PAN : AEWPM8694J], [AADHAAR NO. 965062560347], [D.O.B. : 16.09.1964] & [MOBILE NO. 7980772329],** son of Late Sudhin Mukherjee, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Swasti Apartment (Pubali), I/H-15A, Aswini Nagar, P.O. Aswini Nagar, P.S. Baguiati, Kolkata - 700159, District North 24 Parganas, West Bengal, Managing Partner of **OM SAI CONSTRUCTION [PAN : AAHFO9577B], [DATE OF FORMATION/ INCORPORATION : 22.03.2022],** a Registered Partnership Firm, having its office address at Hatiara, Ghosh Dutta Para, P.O. Hatiara, P.S. New Town, Kolkata - 700157, District North 24 Parganas, West Bengal, by executing a Registered Development Power of Attorney After Registered Development Agreement, which was registered on 29.04.2025, registered in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2025, Page from 145459 to 145475, being Deed No. 010302620 for the year 2025.

Hereinafter called and referred to as the **“OWNER/SECOND PARTY”** (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns of the **OTHER PART**).

The First Parties and Second Party are collectively Parties and individually Party.

4. **NOW THIS DEED OF AMALGAMATION WITNESSETH AS FOLLOWS :**

- 4.1 **CHAIN OF TITLE REGARDING ABSOLUTE JOINT OWNERSHIP OF (1) D MUKHOPADHYAY @ DEVASISH MUKHOPADHYAY, (2) ANJAN MUKHERJEE & (3) SUDIP MUKHERJEE, OWNERS/FIRST PARTIES**

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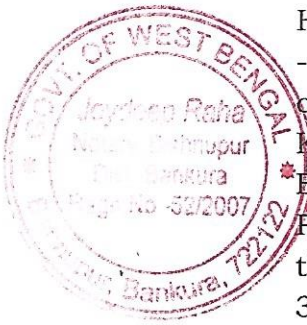
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HEREIN, IN RESPECT OF THE FIRST SCHEDULE PROPERTY, IS AS FOLLOWS :

- 4.1.1 **Absolute Ownership of Jnan Ranjan Mukherjee :** One Jnan Ranjan Mukherjee was the absolute owner of Bastu land measuring 90 (Ninety) Decimals more or less out of land measuring 115 (One Hundred Fifteen) Decimals more or less out of the total land in dag measuring 471 (Four Hundred Seventy One) Decimals more or less, lying and situated at Mouza - Jamunabandh, J.L. No. 97, Re.Sa. No. 1664, Touzi No. 871, P.S. Bishnupur, comprised in R.S. Dag No. 253/557, L.R. Dag No. 253/557, under R.S. Khatian No. 400, L.R. Khatian No. 490, in the District - Bankura, West Bengal, along with other lands in different dags, by receiving from one Phanibhushan Mukhopadhyay, son of Late Kedar Nath Mukhopadhyay, by the strength of a Registered Deed of Gift, which was registered on 31.01.1983, registered in the office of the Sub-Registrar, Bishnupur, Bankura, and recorded in Book No. I, Volume No. 3, Pages 145 to 148, being Deed No. 179 for the year 1983.
- 4.1.2 **Demise of Jnan Ranjan Mukherjee :** While in absolute possession, the said Jnan Ranjan Mukherjee died intestate on 04.01.2013, leaving behind his wife namely Aloka Mukherjee, and three sons namely (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, as his heirs and successors in interest in respect of the aforesaid property, left by the said Jnan Ranjan Mukherjee, since deceased.
- 4.1.3 **Demise of Aloka Mukherjee :** While in absolute possession, the said Aloka Mukherjee, wife of Late Jnan Ranjan Mukherjee, died intestate on 28.03.2023, leaving behind her aforesaid three sons namely (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee as her heirs and successors in interest in respect of her share in the aforesaid plot of land, left by the said Aloka Mukherjee, since deceased, in the estate of the said Jnan Ranjan Mukherjee, since deceased.
- 4.1.4 **Absolute Joint Ownership of (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee :** Thus on the basis of the aforesaid facts and circumstances and on the basis of inheritance received from their deceased father, Jnan Ranjan Mukherjee and their deceased mother, Aloka Mukherjee, the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, have jointly become the absolute joint owners of the aforesaid property, i.e.



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ALL THAT piece and parcel of Bastu land measuring 90 (Ninety) Decimals more or less, lying and situated at Mouza - Jamunabandh, J.L. No. 97, Re.Sa. No. 1664, Touzi No. 871, P.S. Bishnupur, comprised in R.S. Dag No. 253/557, L.R. Dag No. 253/557, under R.S. Khatian No. 400, L.R. Khatian No. 490, in the District - Bankura, West Bengal, alongwith other lands, and each having possessed undivided 1/3rd share in the aforesaid property.

- 4.1.5 **L.R. Record :** After inheriting the aforesaid land, the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee have recorded their names in the record of the L.R. Settlement in following way :

Name	L.R. Dag No.	L.R. Khatian No.
D Mukhopadhyay @ Devasish Mukhopadhyay	253/557	3529
Anjan Mukherjee	253/557	3530
Sudip Mukherjee	253/557	3531

- 4.1.6 **Creation of Plot for Development :** The said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, Owners/First Parties herein, out of their total ownership, created a demarcated plot of land measuring 28.9256 (Twenty Eight Point Nine Two Five Six) Decimals more or less equivalent to 17 (Seventeen) Cottahs 8 (Eight) Chittacks 0 (Zero) sq.ft. more or less, for development purpose, comprised in L.R. Dag No. 253/557, under L.R. Khatian Nos. 35.29, 3530 & 3531, lying and situated at Mouza - Jamunabandh, J.L. No. 97, Re.Sa. No. 1664, Touzi No. 871, P.S. Bishnupur, within the local limit of Bishnupur Municipality, in the District - Bankura, West Bengal, and the said creation plot of land is morefully described in the First Schedule hereunder written. The contribution in the said demarcated plot of land contributed by the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, is as under :

Name of the Owner	L.R. Dag No.	L.R. Khatian No.	Contribution in Demarcated Plot [In Decimal]
Devasish Mukhopadhyay	253/557	3529	09.6418
Anjan Mukherjee	253/557	3530	09.6419
Sudip Mukherjee	253/557	3531	09.6419
			<u>28.9256</u>

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4.2 CHAIN OF TITLE REGARDING ABSOLUTE OWNERSHIP OF DEBNARAYAN DAS KARMAKAR, OWNER/SECOND PARTY HEREIN, IN RESPECT OF THE SECOND SCHEDULE PROPERTY, IS AS FOLLOWS :

4.2.1 Gift by the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee to one Debnarayan Das Karmakar (Owner/Second Party herein) : It is to be mentioned herein that out of their joint ownership as described in Clause No. 4.1.4 hereinabove, the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, jointly gifted a demarcated plot of Bastu land marked as "Ka", land measuring 2 (Two) Cottahs 8 (Eight) Chittacks 0 (Zero) sq.ft. more or less equivalent to land measuring 4.144 (Four Point One Four Four) Decimal, comprised in L.R. Dag No. 253/557, under R.S. Khatian No. 400, L.R. Khatian No. 490 corresponding to L.R. Khatian Nos. 3529 (in the name of D Mukhopadhyay @ Devasish Mukhopadhyay), 3530 (in the name of Anjan Mukherjee) & 3531 (in the name of Sudip Mukherjee), lying and situated at Mouza - Jamunabandh, J.L. No. 97, Re. Sa. No. 1664, Touzi No. 871, P.S. Bishnupur, A.D.S.R.O. Bishnupur, within the local limit of Bishnupur Municipality, in Ward No. 16, Pin 722122, in the District - Bankura, in the State of West Bengal, to one Debnarayan Das Karmakar, Owner/Second Party herein, by the strength of a Registered Deed of Gift, registered on 18.09.2024, in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2024, Pages 228756 to 228772, being Deed No. 010304999 for the year 2024.

4.2.2 Absolute Ownership of Debnarayan Das Karmakar under Deed No. 010304999 for the year 2024 : Thus on the basis of the aforesaid Registered Deed of Gift, being Deed No. 010304999 for the year 2024, the said Debnarayan Das Karmakar, Owner/Second Party herein, has become the absolute owner of the aforesaid property, i.e. ALL THAT piece and parcel of Bastu land measuring 2 (Two) Cottahs 8 (Eight) Chittacks 0 (Zero) sq.ft. more or less equivalent to land measuring 4.144 (Four Point One Four Four) Decimal, comprised in L.R. Dag No. 253/557, under R.S. Khatian No. 400, L.R. Khatian No. 490 corresponding to L.R. Khatian Nos. 3529, 3530 & 3531, lying and situated at Mouza - Jamunabandh, J.L. No. 97, Re. Sa. No. 1664, Touzi No. 871, P.S. Bishnupur, A.D.S.R.O. Bishnupur, within the local limit of Bishnupur Municipality, in Ward No. 16, Pin 722122, in the District - Bankura, in the State of West Bengal, which is morefully described in the Second Schedule hereunder written.

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4.2.3 **L.R. Record** : After receiving the aforesaid land, the said Debnarayan Das Karmakar, Owner/Second Party herein has duly recorded his name in the L.R. Settlement, in L.R. Khatian No. 4018.

4.3 REGISTERED DEVELOPMENT AGREEMENT & REGISTERED DEVELOPMENT POWER OF ATTORNEY EXECUTED BY THE SAID (1) D MUKHOPADHYAY @ DEVASISH MUKHOPADHYAY, (2) ANJAN MUKHERJEE & (3) SUDIP MUKHERJEE, OWNERS/FIRST PARTIES HEREIN :

4.3.1 **Registered Development Agreement & Registered Development Power of Attorney** : It is pertinent to mention here that the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee (Owners/First Parties herein) jointly entered into a Registered Development Agreement in respect of their property, which is morefully described in the First Schedule hereunder written, with one Swapan Mukherjee, Managing Partner of Om Sai Construction, with some terms and conditions mentioned therein. The said Development Agreement was registered on 02.04.2025, registered in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2025, Page from 117575 to 117607, being Deed No. 010301373 for the year 2025.

On the basis of the said Registered Development Agreement, the said (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee (Owners/First Parties herein) jointly executed a Registered Development Power of Attorney After Registered Development Agreement, appointing the said Swapan Mukherjee, Managing Partner of Om Sai Construction, Developer/Attorney herein, as their constituted attorney, with power to sign and execute this present Deed of Amalgamation on behalf of them. The said Development Power of Attorney After Registered Development Agreement was registered on 02.04.2025, registered in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2025, Page from 117646 to 117664, being Deed No. 010302136 for the year 2025.

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4.4 REGISTERED DEVELOPMENT AGREEMENT & REGISTERED DEVELOPMENT POWER OF ATTORNEY EXECUTED BY THE SAID DEBNARAYAN DAS KARMAKAR, OWNER/SECOND PARTY HEREIN :

- 4.4.1 Registered Development Agreement & Registered Development Power of Attorney :** It is pertinent to mention here that the said Debnarayan Das Karmakar (Owner/Second Party herein) entered into a Registered Development Agreement in respect of his property, which is morefully described in the Second Schedule hereunder written, with the said Swapan Mukherjee, Managing Partner of Om Sai Construction, with some terms and conditions mentioned therein. The said Development Agreement was registered on 29.04.2025, registered in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2025, Page from 145981 to 146011, being Deed No. 010301801 for the year 2025.

On the basis of the said Registered Development Agreement, the said Debnarayan Das Karmakar (Owner/Second Party herein) executed a Registered Development Power of Attorney After Registered Development Agreement, appointing the said Swapan Mukherjee, Managing Partner of Om Sai Construction, Developer/Attorney herein, as his constituted attorney, with power to sign and execute this present Deed of Amalgamation on behalf of him. The said Development Power of Attorney After Registered Development Agreement was registered on 29.04.2025, registered in the office of the A.D.S.R. Bishnupur, Bankura, and recorded in Book No. I, Volume No. 0103-2025, Page from 145459 to 145475, being Deed No. 010302620 for the year 2025.

- 5. DECISION OF AMALGAMATION :** That with intention to better use, the parties herein have jointly decided to amalgamate his/her/their respective plots of land into a single plot of land measuring in total amalgamated plot of land measuring **33.0696 (Thirty Three Point Zero Six Nine Six) Decimals equivalent to land measuring 20 (Twenty) Cottahs be the same a little more or less**, and the said amalgamated plot of land is more fully described in the **THIRD SCHEDULE** hereunder written. A Site Plan of the said amalgamated plot of land is attached herewith and the said plan is/will be treated as part and parcel of this present Deed of Amalgamation.

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Swapan Mukherjee
Managing Partner

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5.1 **MUTATION & OTHERS** : That after execution of this Deed of Amalgamation, the parties herein will be eligible to do mutation of the said plots of land into one single plot of land and in one/single holding.

5.1.1 **Ownership** : That the parties herein will be entitled to get their ownership/ interest and/or consideration as per their proportionate share in respect of the said amalgamated plot of land. According to recital referred to above the respective Owners became absolute and sole owner/s of his/her/their respective plot of land and which is more fully described in the Schedules hereunder written.

5.1.1.1 **Rent & Taxes** : The owners on being became the absolute owners of his/ her/their respective portions got his/her/their individual name mutated and have been paying rent and taxes to the concerned authorities.

5.1.1.2 **Construction** : For such attempt of constructions, all the owners have agreed and decided to make building/s through the developer and amalgamated his/her/their respective separate plots on the basis of building plan which to be sanctioned by the appropriate authority on the following terms and conditions :-



All the Owners shall provide his/her/their proportionate share of common pathway right for making joint building/s in flat system and accordingly all the Owners herein agreed to appoint a Civil Engineer to prepare a building plan on their total land collectively described in **THIRD SCHEDULE** hereunder written.

b) That it is agreed by and between the parties herein that the land as aforesaid and collectively mentioned and described in the **"THIRD SCHEDULE"** herein below will be treated as an amalgamated plot of land and all the owners and their successors, representatives and assigns shall have the right over the land and all the owners and their successors shall be entitled to enjoy the same. It is recorded that all the owners shall get and enjoy the building and constructions according to his/her/their share of land. The Landowners will get their FAR according to their land share respectively.

c) That all the owners after sanction of building plan shall mutually decide and arrange with regard to allotment of the flat/rooms/shops/

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commercial area/constructed area/covered/open (uncovered) parking space within the building/s and with undivided proportionate share of land, common areas, common amenities and common facilities in the proposed building.

- d) That it is recorded that all the owners upon mutual understanding and with the consent of such other are entitled to make the building/s.
- e) That during the subsistence of this Deed of Amalgamation neither of the parties nor their legal heirs or representatives shall have the right or authority to encumber his/her/their plot of land in any way or in any manner.
- f) That the parties herein shall abide by the terms and conditions of this Deed of Amalgamation and shall not blame against each others. That as per their share of properties, they get the ownership.
- g) That after execution of this Deed of Amalgamation, the parties herein will be eligible to do mutation of the said plots of land into a single plot/single holding, from the concerned Bishnupur Municipality.
- h) That the parties herein hereby declare that the concerned Bishnupur Municipality or any other authority or authorities will not be held responsible for any future consequences.

THE FIRST SCHEDULE ABOVE REFERRED TO

[Joint Property/Ownership of (1) D Mukhopadhyay @ Devasish Mukhopadhyay, (2) Anjan Mukherjee & (3) Sudip Mukherjee, Owners/First Parties herein]

ALL THAT piece and parcel of Bastu land measuring :

<u>L.R. Dag</u>	<u>L.R. Khatian</u>	<u>Khatian in the</u>	<u>Nature of</u>	<u>Total Land Area</u>
<u>No.</u>	<u>No.</u>	<u>name of</u>	<u>Land</u>	<u>[In Decimal]</u>
253/557	3529	Devasish Mukhopadhyay	Bastu	09.6418
253/557	3530	Anjan Mukherjee	Bastu	09.6419
253/557	3531	Sudip Mukherjee	Bastu	09.6419
				<u>28.9256</u>

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In total a plot of vacant Bastu land measuring **28.9256 (Twenty Eight Point Nine Two Five Six) Decimals equivalent to land measuring 17 (Seventeen) Cottahs 8 (Eight) Chittacks 0 (Zero) sq.ft.**, comprised in R.S. Dag No. 253/557, **L.R. Dag No. 253/557**, under R.S. Khatian No. 400, **L.R. Khatian Nos. 3529, 3530 & 3531**, lying and situated at **Mouza - Jamunabandh**, J.L. No. 97, Re.Sa. No. 1664, Touzi No. 871, Sheet No. 2, P.S. Bishnupur, A.D.S.R.O. Bishnupur, within the local limit of Bishnupur Municipality, in Ward No. 16, in the District - Bankura, Pin - 722122, in the State of West Bengal. The said plot of land is butted & bounded as follows :-

ON THE NORTH : Part of L.R. Dag No. 253/557.

ON THE SOUTH : Land of Deb Narayan Das Karmakar (L.R. Dag No. 253/557) & Others Land.

ON THE EAST : 10 ft. Wide Metal Road & L.R. Dag No. 253/557 (P).

ON THE WEST : 25 ft. Wide Metal Road.

THE SECOND SCHEDULE ABOVE REFERRED TO
[Property/Ownership of Deb Narayan Das Karmakar,
Owner/Second Party herein]

ALL THAT piece and parcel of a vacant Bastu land measuring **4.144 (Four Point One Four Four) Decimals equivalent to 2 (Two) Cottahs 8 (Eight) Chittacks 0 (Zero) sq.ft.**, comprised in **L.R. Dag No. 253/557**, under R.S. Khatian No. 400, **L.R. Khatian No. 4018**, lying and situated at **Mouza - Jamunabandh**, J.L. No. 97, Re. Sa. No. 1664, Touzi No. 871, P.S. Bishnupur, A.D.S.R.O. Bishnupur, within the local limit of Bishnupur Municipality, in Ward No. 16, Pin - 722122, in the District - Bankura, in the State of West Bengal. The said plot is butted & bounded as follows :-

ON THE NORTH : L.R. Dag No. 253/557 (P).

ON THE SOUTH : L.R. Dag No. 253/557 (P).

ON THE EAST : L.R. Dag No. 253/557 (P).

ON THE WEST : 15 feet to 25 feet Wide Metal Road.

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Swapan
Swapan Chakraborty
 Managing Partner

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THE THIRD SCHEDULE ABOVE REFERRED TO
[DESCRIPTION OF AMALGAMATED PLOT OF LAND]

ALL THAT piece and parcel of a demarcated and amalgamated plot of vacant Bastu land measuring :

<u>L.R. Dag</u> <u>No.</u>	<u>L.R. Khatian</u> <u>No.</u>	<u>Khatian in the</u> <u>name of</u>	<u>Nature of</u> <u>Land</u>	<u>Amalgamated Land</u> <u>[In Decimal]</u>
253/557	3529	Devasish Mukhopadhyay	Bastu	09.6418
253/557	3530	Anjan Mukherjee	Bastu	09.6419
253/557	3531	Sudip Mukherjee	Bastu	09.6419
253/557	4018	Debnarayan Das Karmakar	Bastu	<u>04.1440</u>
				<u>33.0696</u>

In total a demarcated and amalgamated plot of vacant Bastu land measuring **33.0696 (Thirty Three Point Zero Six Nine Six) Decimals equivalent to land measuring 20 (Twenty) Cottahs be the same a little more or less**, comprised in R.S. Dag No. 253/557, **L.R. Dag No. 253/557**, under R.S. Khatian No. 400, **L.R. Khatian Nos. 3529, 3530, 3531 & 4018**, lying and situated at **Mouza - Jamunabandh**, J.L. No. 97, Re.Sa. No. 1664, Touzi No. 871, Sheet No. 2, P.S. Bishnupur, A.D.S.R.O. Bishnupur, within the local limit of Bishnupur Municipality, in Ward No. 16, in the District - Bankura, Pin - 722122, in the State of West Bengal. A Site Plan of the amalgamated plot of land is enclosed herewith and the said site plan is/will be treated as part and parcel of this present Deed of Amalgamation. The said amalgamated plot of land is butted & bounded as follows :-

ON THE NORTH : House of Hiralal Chowdhury.
ON THE SOUTH : Vacant Land.
ON THE EAST : House of Sujit Das & Others.
ON THE WEST : 25 ft. Wide Metal Road.


JOYDEEP RAIA
 NOTARY, Govt. of W. Bengal
 Regd. No.-58/2007
 Bishnupur, Bankura-722122

OM SAI CONSTRUCTION


 Managing Partner

23 JUL 2025

Contd.....13

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

SIGNED, SEALED AND DELIVERED

at Bishnupur in presence of :

1. *Sauri Dey*
S/o. Lt. Gopal Choudhary
Hak Krishnarajan
Patra Lawyer, Bankura
722206

2. *Samanay Choudhary*
S/o Manik Choudhary
Station Para, Bhaibab Jala
Bishnupur - 722122



Drafted By :

Pinaki Chattopadhyay
Adv.
F/1908/914/2011
Judge's Court, Bannu, ...
For Pinaki Chattopadhyay & Associates,
Advocates,

Sangita Apartment, Ground Floor,
Teghoria Main Road,
Kolkata - 700 157.

Composed By :

Jayashree Mondal
Jayashree Mondal,
Teghoria Main Road,
Kolkata - 700 157.

Joydeep Rahe
JOYDEEP RAHA
NOTARY, Govt. of W. Bengal
Regd. No. - 522007
Bishnupur, Bankura-722122

Swapan Mukherjee
Swapan Mukherjee

As Constituted Attorney of

(1) D Mukhopadhyay

@ Devasish Mukhopadhyay,

(2) Anjan Mukherjee

& (3) Sudip Mukherjee

& Managing Partner of

Om Sai Construction

Owners/First Parties

Swapan Mukherjee
Swapan Mukherjee

As Constituted Attorney of

Debnarayan Das Karmakar

& Managing Partner of

Om Sai Construction

Owner/Second Party

23 JUL 2025

DATED THE DAY OF 2025

DEED OF AMALGAMATION

BETWEEN

D Mukhopadhyay
@ Devasish Mukhopadhyay
Anjan Mukherjee
Sudip Mukherjee

Owners/First Parties

Debnarayan Das Karmakar

Owner/Second Party

Drafted By

Pinaki Chattopadhyay & Associates

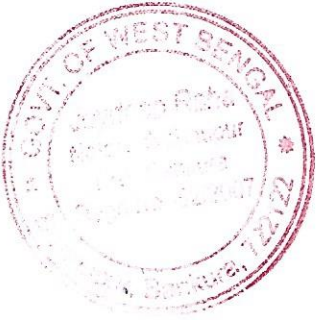
Advocates

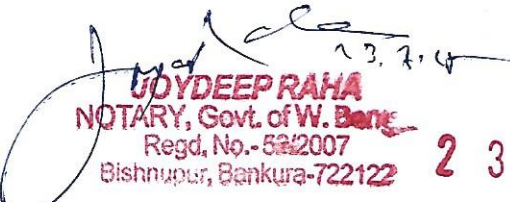
Sangita Apartment, Ground Floor
Teghoria Main Road
Kolkata - 700157

Composed By

Jayashree Mondal

Teghoria Main Road
Kolkata - 700157




JOYDEEP RAHA
NOTARY, Govt. of W. Bang.
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Bishnupur, Bankura-722122

23 JUL 2025