

12918/12

109935/12



भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये

ONE THOUSAND RUPEES

रु. 1000

Rs. 1000

INDIA

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

F 485848

10.12.12  
910-22255/12  
4-10/m

Certified that the document is admitted  
to registration in accordance with the provisions of the Act  
and the regulations made thereunder and that the  
document is a part of the records.

Sub. Dist. Registrar  
Alipore, District of Purba Medinipur

21 DEC 2012

**DEED OF GIFT**

THIS INDENTURE OF GIFT is made this 19<sup>th</sup> day of  
December, Two Thousand and Twelve (2012)

BETWEEN

VENO -  
4174  
4-10/m

116188

Sudha Rani Bank



No. 19  
12792

NAME: *Tapan Kr. Jena*  
ADD:  
19 DEC 2012  
SURANJAN MUKHERJEE  
Licensed Stamp Vendor  
C. C. Court  
2 & 3, R. S. Roy Road

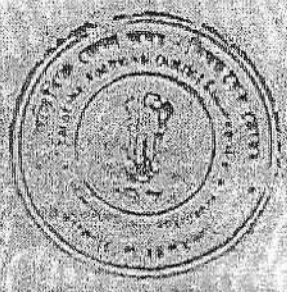
*Alipore Judges Court*

19 DEC 2012  
19 DEC 2012

Sudha Rani Bank



No. 19  
12798



*Damay Dobyananda*

Chandrasekhar Dasgupta  
311, Beach Road, Calcutta  
Calcutta - 700 015

ADDL. DIST. SUB-REGISTRAR  
ALIPORE, S. N. 15, 21 PGS.  
18 DEC 2012

Identified by

*Tapan Kr. Jena*  
Advocate  
Alipore Judges Court  
Kolkata - 700027

SMT. SUDHA RANI BARIK <sup>wife</sup> son of Late Bankim Chandra Banik, by faith -Hindu, Indian by Nationality, by occupation Household work, residing at 7, New Tollygunge, Purba Putiary, Police Station - Regent Park, Kolkata -700093, in the District of South 24-Parganas, hereinafter called and referred to as the "DONOR" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the ONE

PART

AND

BHARAT SEVASHRAM SANGHA, represented by Swamy Dibyananda Gurupita Pranabanandaji Maharaj, by faith Hindu, by occupation Monk, resident of 211, Rash Behari Avenue, Police station Gariahat, Kolkata - 700019, hereinafter called and referred to as the "DONEE" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its successors-in-office, legal representatives, survivors for the time being and assigns) of the OTHER PART;

WHEREAS the Governor acquired certain lands at the instance of the Bastuhara Dokandar Samity hereinafter referred to as the said Samity which had its registered office at 114/1, Tollygunge Road, Calcutta- 700026, in the District of 24-Parganas for resettlement of refugees and creation of better living condition in

Sudha Rani Barik

Mouza Purba Putiary and Basdroni, P.s. Tollygunge, District 24-Parganas under the West Bengal Land Development and Planning Act, 1948 and took a possession of the said lands on or about the October 1954 whereupon the said lands vested absolute in the Government of West Bengal hereinafter referred to as "the Government", free from all encumbrances.

**AND WHEREAS** pursuant to the provisions at section 10 of the said land Development and Planning Act the Samity entered into an agreement with the Governor bearing date the 5<sup>th</sup> day of March, 1952 whereby it was agreed inter alia that the Samity should pay to the Government all and every compensation that will be payable in respect of the acquisition of said land and all costs, charges and expenses of the acquisition proceedings as may be estimated by the Collector of 24-Parganas under the West Bengal Land Development and Planning Act, 1948;

**AND WHEREAS** in accordance with the provisions of the said agreement the Society deposited with the Collector of 24-Parganas Rs.65,000/- being part of the costs of acquisition of the said lands and possession of the said lands was made over to the said Samity with the right to have the lands transferred to the Samity upon full payment of the amounts of compensation and the costs, charges and expenses as aforesaid to enable to Samity

to sell and transfer the said lands to bonafide refugees and homeless Government employees and hopeless persons of the State of West Bengal in terms of the said hereinbefore in part recited agreement.

**AND WHEREAS** the Samity having failed to comply with the terms and conditions of the said hereinbefore in part recited Agreement, the Governor determined the said agreement dated the 5<sup>th</sup> day of March, 1952 entered into between the said Samity and the Governor, resumed the said lands which remained vested absolutely in the Governor for dealing with and disposing of the same in execution of the development scheme and appointed an Administrator for the execution of the said Scheme.

**AND WHEREAS** the said Bankim Chandra Banik applied to the Administrator for allotment of the plot of land mentioned in the Schedule hereunder written forming part or portion of the said lands so acquired as aforesaid land under the land Development and Planning Act, for residential purposes and the administrator, as per Development Schemes, allotted to the said Bankim Chandra Banik 5 Cottahs of land on payment of the sum of Rs.4,220/-.

**AND WHEREAS** considering the said application and in consideration of the said payment the Governor of the State of West Bengal executed a Deed of Conveyance dated 19<sup>th</sup> day of October, 1993 in favour of the said Bankim Chandra Banik in respect of the said plot of land and the said indenture was registered in the office of the Additional District Sub- Registrar Alipore, South 24-Parganas and recorded in Book No.I, Volume No. 93, pages 1999 to 207 Being No. 5054 for the year 1993.

**AND WHEREAS** thus the said Bankim Chandra Banik was seized and possessed of or otherwise well and sufficiently entitled to all that piece and parcel of bastu land measuring an area of 5 Cottahs be the same a little more or less situated in Mouza Purba Putiary, being Scheme Plot No. 7, Police Station - Regent park, District South 24-Parganas, more fully and particularly described in the Schedule hereunder written and mutated his name in the records of the Kolkata Municipal Corporation under Ward No 114, vide Assessee No 311142601581 being Municipal Premises No 158, Vidyamandir Road, now Premises No.7, New Tollygunge, Purbaputiary, Police Station - Regent Park, Kolkata - 700093, and constructed three storeyed building on a portion of the said plot of land for the sake brevity hereinafter called the said property;

**AND WHEREAS** the said Bankim Chandra Banik died intested childless on 23.10.2011, and he left behind his only legal heir and wife Sudha Rani Banik and as per Hindu Succession Act. She has been in possession in absolute right title by inheritance in the said Schedule of Property and she is the Donor herein.

**AND WHEREAS** the Donor is aged person having no child and the Donor the her husband both are/were disciple of the Donee and the Donor requested to the Donee to look after her the property in all respect and further the donor is willing to transfer the said property to the Donee subject to accommodate her in her Life time only in the part of the said Property.

**AND WHEREAS** in consideration of various activities social and mankind of the Donee Bharat Sevashram Sangha by which attracted and satisfied by the Donor regarding philanthropic and humanitarian activities during hours of natural calamities of flood, famine or earthquake and pilgrims shelter in all the pilgrimages of India and rendering free medical services to the Poor, helpless and indigent persons by the Donee as such decided to gift the property and delivered possession of the same unto favour of the Donee and also in order to make the provision and to have and to hold the same for his organization / Ashram

(Donee) and shall be entitled to sell, use and benefit absolutely and unconditionally for ever.

NOW consideration of respect of attraction towards the Donee and its social activities and in order to make the provision and the Donee herein, the Donor has by and hereunder grant, convey, transfer, assign unto and to the use of the said property particularly and fully mentioned in the Schedule hereunder and hereto free from all charges and encumbrances absolutely for the use of the Donee and that the Donor has perfectly right title and eligible to make gift the property which is without any claim or demand from Donor, her heirs, executors, administrators, assigns and successors to save harmless indemnify and keep indemnified the Donee its successors, administrators successors in interest and assigns from or against all encumbrances charges and equities whatsoever and Donor has by at the request and cost of the Donee agreed to execute further deed or deeds whatsoever, perfectly rectifying or enjoying the said property and every part thereon in the manner aforesaid according to the free intent and meaning of this deed and that Donee accept gift of the said property hereunder made a testified as a party.

The estimated valued of the property is Rs.1,00,000/-  
(Rupees One Lac) only.



SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of Bastu land measuring 5 cottahs be the same a little more or less being scheme plot No.7 with three storied residential building standing on a part or portion thereon out of which 2000 sq.ft. on the ground floor for tenanted and 2000 sq.ft. on the 1<sup>st</sup> floor ½ (half) of the tenanted portion (1000 square feet for tenanted portion) and 300 sq.ft. on the Top floor, most of them occupying by tenants, comprised in Mouza Purba Putiary, and Bansdrani, Police Station - Regent Park formerly Tollygunge, now within the limits of the Kolkata Municipal Corporation under ward No 114, Assessee No. 311142601581 being municipal Premises No.7, New Tollygunge Purbaputiary, Kolkata - 700093, in the District of South 24-Parganas, A.D.S.R. Alipore, morefully shown in the map or plan delineated with RED border thereto is annexed hereto to be treated as part of this Deed which is butted and bounded as follows:-

ON THE NORTH : By Road,  
 ON THE SOUTH : By Road,  
 ON THE EAST : By Road,  
 ON THE WEST : By plot No. 8,

IN WITNESS whereof the Donor herein setforth his hand and seal in her free mind and good health in presence of witnesses on the day, month and year first above written.

WITNESSES :-

1. Magdumath Palcham  
S/o. Late Banwar Palcham  
C/1/4, Rabindra Pally, Kt-86

Sudha Ranin Basak  
SIGNATURE OF THE DONOR

2. Bulchams Gupta  
S/o. Late Anur Kant Gupta  
3/1/4 V/Dya Sagar Colony  
Kt-47

ACCEPTED BY ME












Swamy Dibyananda  
SIGNATURE OF THE DONEE

Shree Devasthanam Sangh  
311, East Behari Avenue  
Kolkata - 700016

Drafted by me

Tapan Kumar Jana

Tapan Kumar Jana  
Advocate  
Alipore Judges' Court,  
Kolkata - 700027

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

Name .....  
 Signature Sudha Rani Banik

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

Name .....  
 Signature Sway Dikyananda  
 Bharat Jeevanam Rangar  
 211 Rash Benari Avenue  
 Kolkata - 700 016

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

Name .....  
 Signature .....

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

Name .....  
 Signature .....

PLAN NO. 1

PLAN FOR PREMISES NO. 7, NEW TOLLYGUNGE, PURBA PUTIARY, KOLKATA 700093.

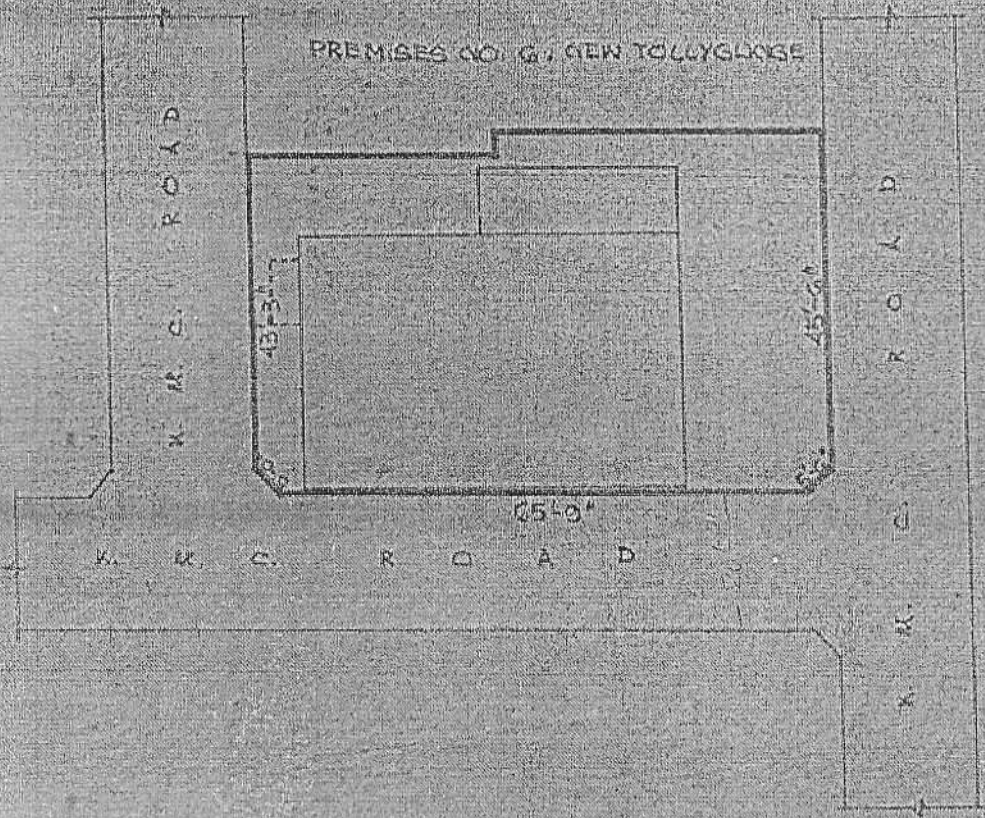
P.S. REGENT PARK, UNDER WING WARD NO. 114, DISTRICT SOUTH 24 PARGANAS.

AREA OF LAND: 51,000 SQ. FT. (MORE/LESS) WITH PARTLY THREE STORED BUILDING MEASURING 2000 SQ. FT. IN THE GROUND FLOOR, 2000 SQ. FT. ON THE FIRST FLOOR & 3000 SQ. FT. ON THE SECOND FLOOR IS SHOWN IN RED BORDER

SCALE: 1"=40'-0"



228 Sub-Registrar  
Kolkata South 24 Parganas



Sudha Ranu Banik

SIG. OF DONOR

*Swamy Kalyananda*

SIG. OF DONEE

DRAWN BY:-

*Swamy Kalyananda*  
228 Sub-Registrar  
Kolkata South 24 Parganas

PLAN NO. 2

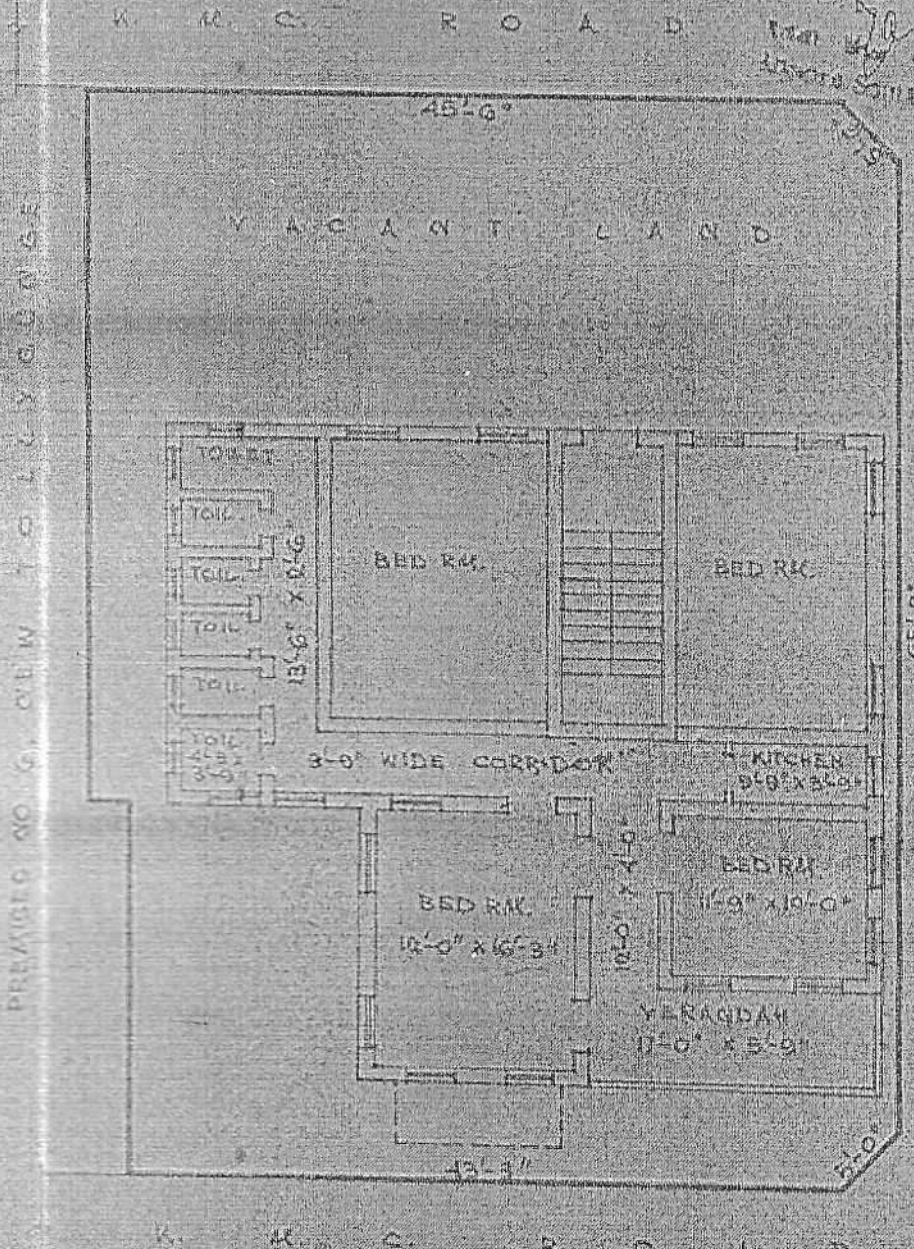
PLAN FOR PREMISES NO. 7, NEW TOLLYGUNGE, PURBA PUTIARY, KOLKATA - 700093

PS REGENT PARK, LIQUOR WMC WARD NO. 114, DISTRICT, SOUTH 24 PARGANAS

AREA OF LAND: 5/4 CO CH. 00 SQ. FT. (MORE/LESS) WITH PARTY THREE STORED BUILDING MEASURING 2000 SQ. FT. (APPROX)

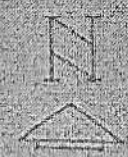
LAND AREA IS SHOWN IN RED BORDER

SCALE: 1" = 10'-0"



PREMISES NO. 7, NEW TOLLYGUNGE

From the  
Mains South 24 Parganas



*Gangyabikshanda*

Sotheby's Bank

SIG OF DOCK  
SIG OF DOCK

211, Rash Behari Avenue

GROUND FLOOR PLAN

DRAWN BY:-  
*Swapan Bar*  
SWAPAN BAR  
2019  
Regd. No. 10001  
13/02/2019

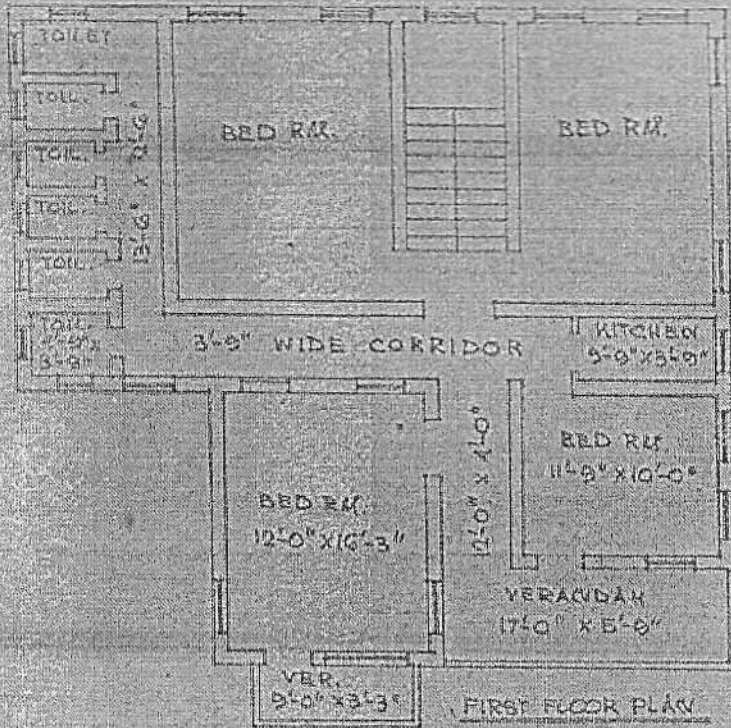
PLAN NO. 3

PLAN FOR PREMISES NO. 7, NEW TOLLYGUNGE, PURBA MITIA, KOLKATA-700098

PG. REGENT PARK, UNDER WAC WARD NO. 114, DISTRICT: SOUTH 24 PARGANAS.

FIRST FLOOR AREA: 2000 SQ. FT. (APPROX) & SECOND FLOOR AREA: 300 SQ. FT. (APPROX)

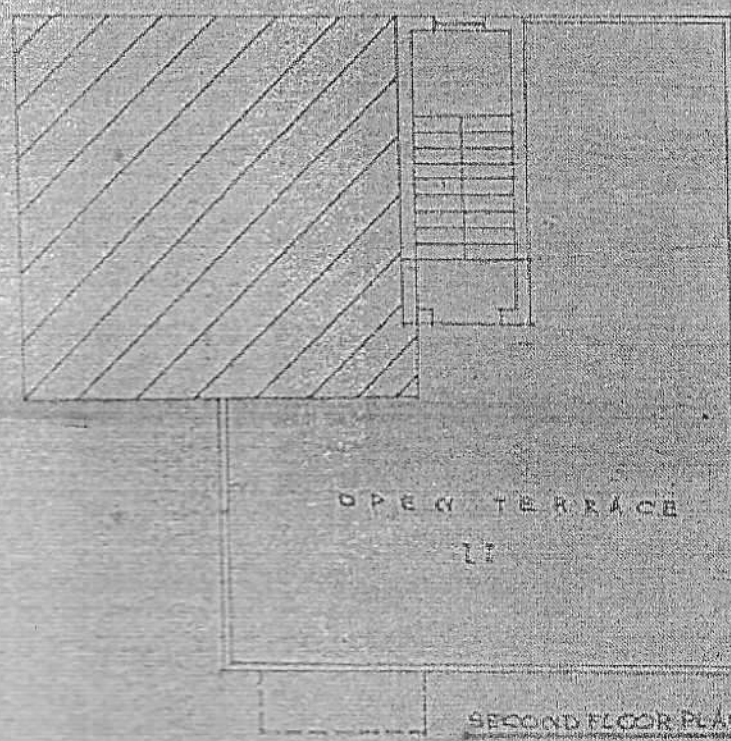
SCALE: 1"=10'-0"



*Handwritten signature*

17/11/2014

17/11/2014



*Handwritten signature: Srimany Kibyananda*

SIG. OF DONEE

17/11/2014

*Handwritten signature: Sudha Ranu Banik*

SIG. OF DONOR

DRAWN BY: -

*Handwritten signature*

SWAPAN DAS

17/11/2014

17/11/2014

210-99 35/12



No.830-F.T.  
FT/O/2E-45/2010 Stamp

Dated: Kolkata, the 6th June, 2011

ORDER

*WHEREAS* the Governor is of the opinion that there are reasonable grounds for doing so;

*NOW, THEREFORE*, in exercise of the powers conferred by clause (a) of sub-section (1) of section 9 of the Indian Stamp Act, 1899 (2 of 1899) and by sub-section (2) of section 78 of the Registration Act, 1908 (16 of 1908), the Governor is pleased hereby to remit 80% (eighty per centum) of stamp duty and 80% (eighty per centum) of registration fees chargeable under the aforesaid Acts on the execution of 4 (four) gift deeds in respect of four properties, as detailed below, in favour of Bharat Sevashram Sangha, 211, Rash Behari Avenue, Kolkata-700 019.

SCHEDULE OF PROPERTIES

- 1) Land measuring 5(five) cottahs along with three storied building measuring 4300 (four thousand three hundred) Sq. ft. at premises No. 7, New Tollygunge, Purba Putiary, P.S. Regent Park, Kolkata-700093, Ward No. 114, District South 24 Parganas.
- 2) Land measuring 1(one) cottah 8 (eight) chittaks along with two storied building measuring 1800 (one thousand eight hundred) square feet at premises No. 21/2, Ramkrishna Palli, Nimta, P.S. Nimta, Kolkata-700049, Ward No. 29, J.L. No. 8, North Dum Dum Municipality, District North 24 Parganas.
- 3) Land measuring 65(sixty five) satak along with one storied residential building measuring 867 (eight hundred sixty seven) square feet, Mouza Krishnanagar, J.L. No. 92, R.S. Khatian No. 5139, 5240, R.S. Dag No. 20760, 20767, 20761, L.R. Khatian No. 18033, 11233, L.R. Dag No. 15765, 15766, 15764, Baikuntha Sarak, P.S. Kotwali, District Nadia.
- 4) Land measuring 0.03175 (zero point zero three one seven five) acres along with two storied building total measuring 1697 (one thousand six hundred ninety seven) square feet at Mouza 90 No. Gorabazar, Touzi No. 16, J.Kha.1, C. S. Khatian No. 2008, R. S. Khatian No. 1936, C. S. Dag No. 1889, R. S. Dag No. 2004/3577, P.S. Baharampur under Baharampur Municipality, Holding No. 2/D, K.P. Chatterjee Road, District Murshidabad.

By Order of the Governor,

*Sd/- N. C. Dasak,*

Deputy Secretary to the Govt. of West Bengal

No.830/(11)-F.T.

Dated: 06.06.2011

- Copy forwarded for information and necessary action to the :-
1. Inspector General of Registration & Commissioner of Stamp Revenue, West Bengal, Writers' Buildings, Kolkata - 700 001.
  2. Chief Co-ordinator, Bharat Sevashram Sangha, 211, Rash Behari Avenue, Kolkata-700019.
  3. District Registrar, North 24-Parganas, P.O. Barasat, Dist. North 24-Parganas.
  4. District Registrar, South 24-Parganas, P.O. Alipore, Kolkata- 700 027.
  5. District Registrar, Nadia, P.O. Krishnanagar, Dist. Nadia.
  6. District Registrar, Murshidabad, P.O. Berhampore, Dist. Murshidabad.
  7. Additional District Sub-Registrar, Alipore, P.O. Alipore, Kolkata- 700 027.
  8. Additional District Sub-Registrar, Cossipore, Dum Dum, Kolkata, North 24-Parganas.
  9. Additional District Sub-Registrar, Krishnanagar, P.O. Krishnanagar, Dist. Nadia.
  10. Additional District Sub-Registrar, Berhampore, P.O. Berhampore, Dist. Murshidabad.
  11. Guard file.

*N. C. Dasak*

Deputy Secretary to the Govt. of West Bengal



Government Of West Bengal  
Office Of the A.D.S.R. ALIPORE  
District:-South 24-Parganas

Endorsement For Deed Number : I - 09935 of 2012  
(Serial No. 12918 of 2012)

On 19/12/2012

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

Presented for registration at 16.10 hrs on 19/12/2012, at the Private residence by Sudha Rani Banik  
Executant.

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

Execution is admitted on 19/12/2012 by

1. Sudha Rani Banik, wife of Late Bankim Chandra Banik, 7, New Tollygunge, Purba Putiary, Kolkata,  
Thana - Regent Park, P.O. - District - South 24-Parganas, WEST BENGAL, India, Pin - 700093. By  
Caste Hindu, By Profession: House wife

2. Swamy Dibyananda  
Authorised Signatory, Bharat Sevashram Sangha, 211, Rash Behari Avenue, Kolkata, Thana - Garahat,  
P.O. - District - South 24-Parganas, WEST BENGAL, India, Pin - 700019.  
By Profession: Others

Identified By Tapan Kumar Jana, son of ..., Alipore Judges Court, Kolkata, P.O. - District - South  
24-Parganas, WEST BENGAL, India, Pin: 700027, By Caste: Hindu, By Profession: Advocate

( Arnab Basu )

ADDITIONAL DISTRICT SUB-REGISTRAR

On 20/12/2012

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. -63,26,587/-

Certified that the required stamp duty of this document is Rs - 442881/- and the Stamp duty paid as  
Impressive Rs. -1000/-

( Arnab Basu )

ADDITIONAL DISTRICT SUB-REGISTRAR

On 21/12/2012

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 - 33(II), 5 of Indian Stamp Act 1899.

Payment of Fees:

Amount by Draft

1. Rs. 13500/- is paid, by the draft number - 643840, Draft Date 19/12/2012, Bank Name State Bank of  
India, BALLYGUNGE, received on 21/12/2012

( Arnab Basu )

ADDITIONAL DISTRICT SUB-REGISTRAR

21/12/2012 04:31:00 P

Endorsement Page 1 of 2



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I  
CD Volume number 44  
Page from 1193 to 1210  
being No 09935 for the year 2012.





(Arnab Basu) 01-January-2013  
ADDITIONAL DISTRICT SUB-REGISTRAR  
Office of the A.D.S.R. ALIPORE  
West Bengal