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Matrice Sub-Registras Jelpaigusi

C O N V 4 A A T C -

This Indenture made this the 29 M. day of

November, One thousand

Area : ..

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Conveyance

Nine hundred

and

Eighty four

P.S. Rajganj

Consideration:

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Rs.19.56 issued to him,

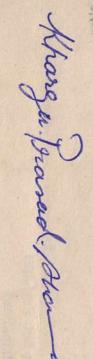
the District Sub-Registry office, Jalpaigue 10th 12.35

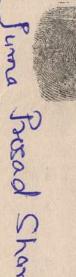
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Matrict Sub-Registri the day 10 gives Jaipaigus

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BETWEEN

and Sub Division Siliguri, Dist. Darjeeling - hereinafter Sri JAINTI PARSHAD AGARWAL, son of late Ramji Lal Agarwal, Secoke Road Siliguri, Police Station, Sub Registry Office Hindu by religion, businessman by occupation, resident of

Sold to

r. Samps Wore



District Sub-Registras
Jelpaigusi



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-presentatives and assigns) of the ONE PART. his heirs, executors, administrators, successors, reinclude unless excluded by or repugnant to the context called the PURCHASER (which expression shall mean and

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Rs. 1956 Sold faint Pol Agarable Dilique Stamp Assu.
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District Sub-Registras 1991/85

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Prasad Sharma, 2. Sri Purna Prasad Sharma, both sons of -dent of Sevoke Road Siliguri, Dist. Darjeeling, re-Hindu by religion, business etc. by occupation, resi-Sri Banamali Das Sharma, Hindu by religion, business by -presented by his constituted attorneys 1. Sri Kharga Banamali Das Sharma, son of late Premdas Sharma,

aps Work



Jaipaigusi

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-tives and include unless excluded by or repugnant to the context -guri S. (wide G. P. No. 125 for the year 1984, registered at Silioccupation, heirs, buc Dist. Darjeeling R. Office on 5. executors, administrators, successors, assigns) residents of of Sevoke Road Siliguri, the OTHER PART. 7. 84) (which expression shall mean hereinafter called the VENDOR Police Statio representa

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land peacefully of Rs. recorded in the said Khatian in their names Touzi No. Dabgram, -in and the said share Estates WHEREAS Sharma of Sevoke Road, had acquired ralyati land before promulgation Bengal out 5/- (Rupees Five) Revisional the Vendor and his brother Ambardas Sharma, both sons Acquisition ם. possession of of w S. Rajganj, S. R. Office Estates the in Khatian No. having permanent heritable total land Settlement Khatian under the Act, 1953, Acquisition Act, them. of land and hereditaments were only, and 448, measuring situated within and the share had jointly and Dist. 1953 and their names had been record 5.96 and acre as 4 transferrable interest of property had also been Jalpaiguri, possessed Pargana provisions of West Bengal Of four amas 5 Land at an annual in khas Baikunthapur, the said five gondas L. No. actual OF share 03 rental Danom there

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presents. virtue of a registered deed of Release and thus the Vendor become sole abremaining land i. e. the WHEREAS from their joint Of Khatian though it actual interest therein and the and exclusive owner-in-possession of the the Am bardas Vendor and physical possession of the Sharma share of land and both of them become joint and his title is now shown in the joint had interest Vendor become half brother relinquished by said land and houses having Ambardas permanent Vendor him Sharma sold a portion of share holder and in names remaining at heritable favour standing the and as such date of 05 Land stands the thereon the and transferrowners remaining these the of are Land in t the

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said property elsewhere has WHEREAS property the Vendor of the Vendor being in need of money offered for sale 10 for purchasing ten kattas of. Land more out profitable of

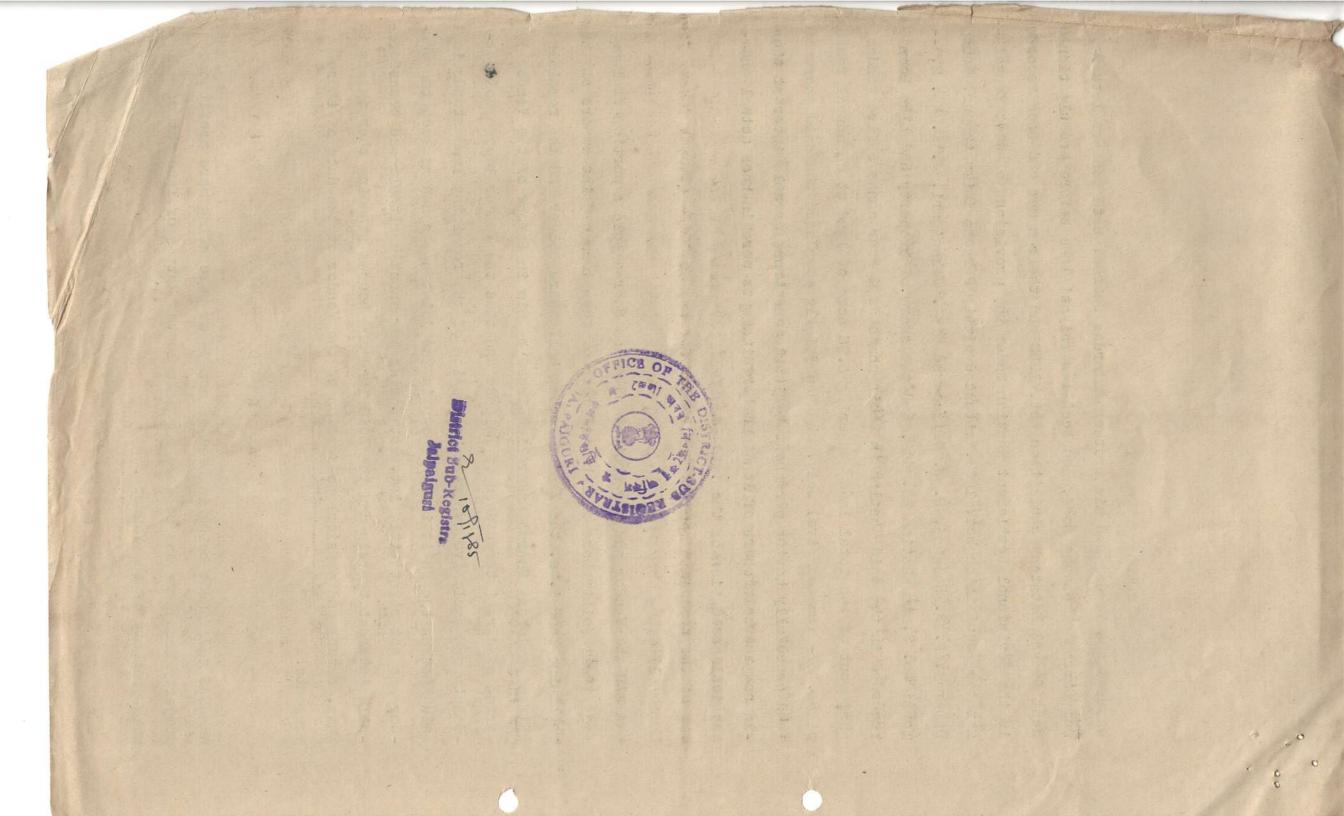
land peacefully of Rs. recorded in the said Khatian in their names Touzi No. Dabgram, Estates Sharma of Sevoke out 5/- (Rupees, Five) Revisional the said share Acquisition the Vendor and his brother Ambardas possession of , d S of the S. Rajganj, S. R. Office Estates in Khatian No. 448, having permanent total land measuring 5.96 Settlement Khatian under the Acquisition Act, Act, 1953, Road, had acquired raigati of them. only, land and hereditaments were ond situated within Pargana Baikunthapur, heritable and the share had 1953 and their names had been recorded and Dist. jointly and transferrable acre of as Sharma, both 4 four amas of property had also possessed the Jalpaiguri, provisions of West Bengal land before promulgation of land at an annual in khas SILOS J. L. No. CT said interest actual five gondas o Of late share of ond rental Mouza there Prem

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said -solute virtue of remaining land WHEREAS OF Khatian their joint share of Land and both interest therein and actual and Ambardas Sharma had the 2 exclusive registered deed Vendor and physical possession of the Vendor at right though it is now shown in the joint 1. e. title and the Vendor owner-in-possession of the remaining Land his interest having permanent heritable the brother of Release relinquished by him said become half Ambardas Sharma sold a portion land and thus of them become joint owners of the pur share holder and the houses the in favour of names standing Vendor the date and as become and transferrthereon are the such the Ven-Of stands Vendor remaining sole abin th Si Si

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WHITREAS property the Vendor elsewhere of the Vendor has being in need of money offered for sale 10 for ten kattas of purchasing Land more out profitable Oto



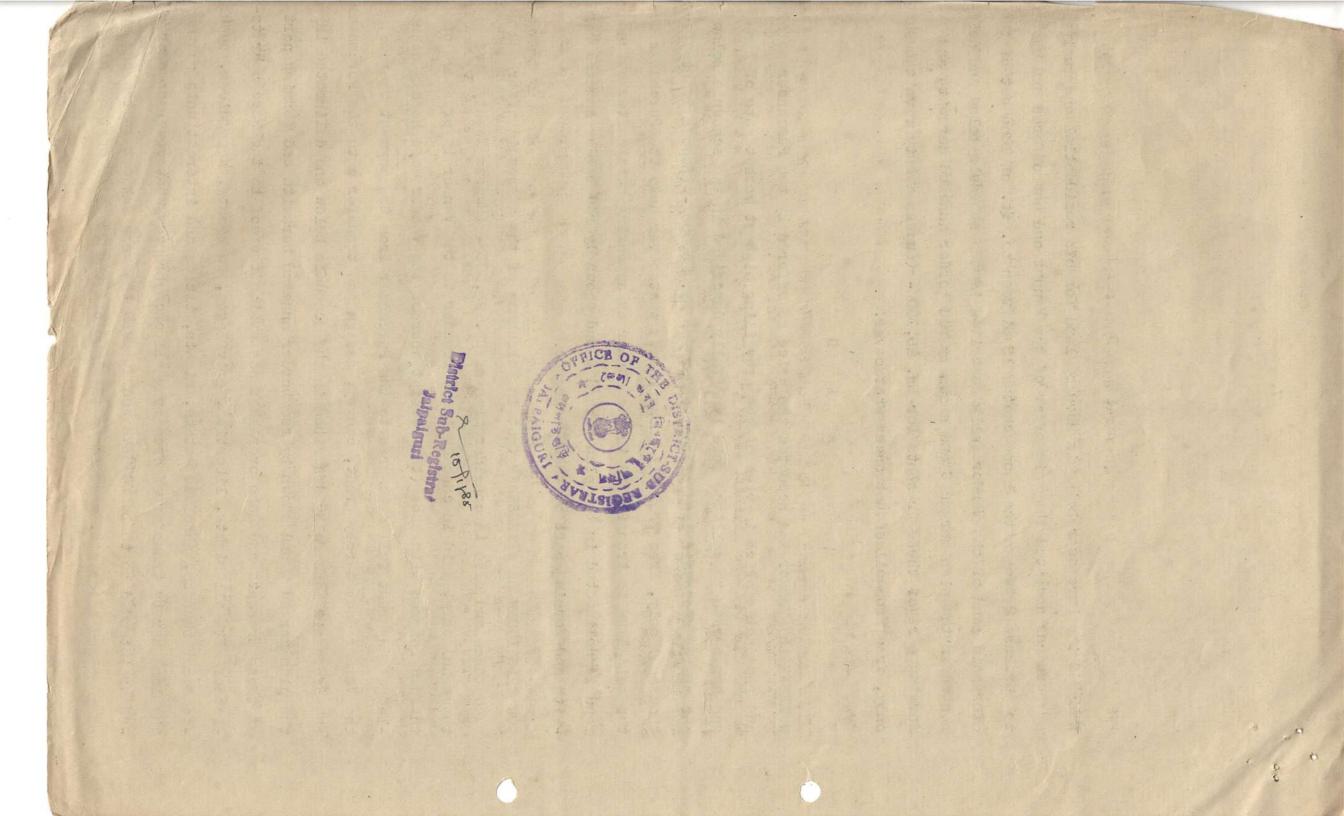
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neated in the plan marked C aforesaid to purchase 2 two kattas 1 purpose has WHEREAS free from part the Land of accepted Purchaser being in need of Of TIG these the Vendor fully encumbrances the presents for said offer one chatak 15 fifteen sq. and shown whatsoever. Rs. described of by red border 25,000/the Vendor and has offered and agree land for in the his residential and busines (Rupees schedule annexed herewith ft. of Twenty land out below and five thousan J.C and the

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out -with thousand) only, WHEREAS Of. said land is transferred in reasona ble and forming the aforesaid land of the Vendor for delineated agreed Vendor has accepted the cto price in view of free from all encumbrances whatsoever unto the Purchaser and part sell in the the OF plan marked C these said land the manner the prevailing highest market rate presents price fully and shown SO described in the schedule below as appearing hereinafter Rs. offered by 25,000/- (Rupees Acq red the border Purchaser annexed here Twenty OF which Land asfai

Of -gether with all rights, liberties, -ledge acceptance and also in consideration of MOM rent plan aforesaid land fully described in the schedule below and delineated in Verdor undersigned SIHT and, buc hereby transferred marked presents INDEBURE WITNESSETH that thereto, does hereby grant full discharge to the Purchaser taxes prid SO witnesses (the 0 etc. and and make cto absolute in cash be shown by grant, convey, payable TO OVET estate, HAVE free from by cto red border annexed herewith and receipt whereof khas the Purchaser to the Vendor in presence and the Landlord the State in pursuance rights, privileges, easements, TO possession all encumbrances assign and transfer HOLD Rs. 25,000/- (Rupees Twenty titles and the of the Vendor thereof same from the the aforesaid subject whatsoever interest cto of West unto does payment thereof) appendices, the cto the here Purchaser Burming unto offer and Bengal the payment To Purchaser five express acknow part appur odn



-ed Vendor -thority times acts, the enjoyment and may or intended Vendor and good any hereafter Vendor deeds person claiming under him shall and will from be does hereby so to be unto the Purchaser required. and things professes power but at the request possession cto transfer cto covenant whatsoever for transfer of. and cost with the the subsists and said Purchaser the further in of land hereby transferred, Purchaser the the and more thereof Purchaser manner the that Vendor has full aforesaid and time effectually the do therein execute interes to time at expre as 211

Or and quietly IT voidable intended 15 further pur and the interest SO possess and enjoy the has covenanted that cto Purchaser shall and may be not without been surrendered any which the the the Lawful said land hereby transferred or land describedin and Vendor does eviction, claim be all times hereafter forfeited or has or the professes schedule Or dema mi not peacefully cto below become void expressed transfer

have cto cto 一一 pressed compensate any 23 further both the other sustain in event intended CIVIL whatsoever encumbrances whatsoever the covenanted that OF Purchaser for any loss or injury ond consequence discovery so to Criminal the be Vendor shall or OF there exists no 22 thereof any part any the on the land hereby such charge, case be thereof may liable to charge, be. at the bruc mortgage, that shall mortgage, be dealt date of the transferred attachment Purchaser with these presen attachme 8 accordin 20 shall or an

THE payable non-perforance other has covenants further accened for the transpires as covenanted Land and conditions due upto Loss aforesaid hereby transferred otherwise resulting the date of these that the required 277 from rent, Ven or any TC cto taxes and any other such shall presents have be observed and performed expressed non-payment, be liable TO intended been paid to indemnify non-observan public char and



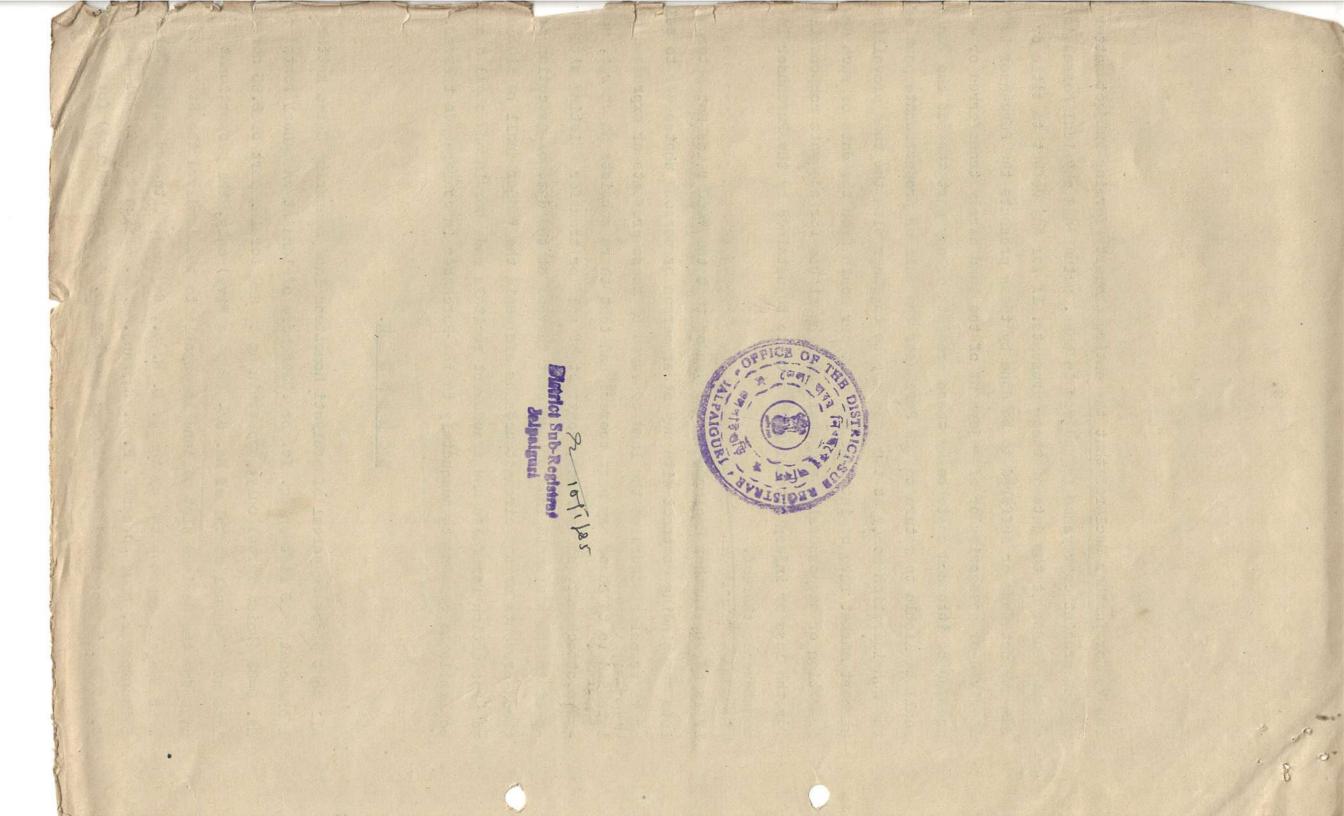
District Sub-Registrar Jalpaigusi

privation or dispossession and shall also be liable of THE pressed or deprived consequence highest shall be the loss consideration money Vendor present conveyance Vendor at market or possession or of liable to further declares that intended done thereof or injury rate O.F. the date of return to the Purchaser the full so to of interest suffered attending thereto to besustained by the Purchaser in 25 S be the enjoyment of the Land hereby transferred these presents. If for any defect by these presents to be and was case per the done cent per may be in khas, actual and physical entire property by together these presents the month from the date or any part thereof the for or proportionate with the forming adequate subject then prevailin Purchaser cto O.F. compensati title possessio such de part o matter or ex Vend or

or to transfer otherwise the land conveyed by these presents intended into 50 cho -gage, attachment, liable prosecution presents or hereby binding the to cto aforesaid Land further compensate be for contract with any other person or persons whatsoever any circumstances encumbrance, contract or any part false and fraudulent recitals made herein and shall declared adequately To thereof and that there खं any the part cto as aforesaid the Vendor the Purchaser Of thereof at the date sale that TO the transfer in subsists Vendb r Vendor consequence has of execution of existing shall or expressed o no charge, mo not be thereof entered liable with r to se

SCHEDULE

Baikunthapur, one chatak that piece at an for the Bengal, (Paisa Three) only, N amual two; 1-15 demised represented by Mouza or parcel fifteen sq. Touzi rental of Rs. 5/- (Rupees Five) only, the proportionate Dabgram, plot No. of Of w +5 c+ the J. appertaining שי raiyati land is three; Khatian or S. Rajganj, L. .0345 homestead Land measuring payable to the landlord the R. 0., acre to and forming part No. S. R. Office & Dist. Rajganj, situated OF 448 four land Ct ct hundred an annual of 5.96 acre 00 within CWD State forty Jalpaiguri eig!



forming part of these presents and the demised plot of delineated in acre or 2 kattas 1 chatak 15 sq. ft. of raiyati homestead land is sold and ninety six measuring 1.60 one acre sixty decimal of land out of that .0345 Sheet No. 8 eight; included in part of C. S. Plot No. 396 three hundred the plan marked C andshown by red border annexed herewith an land is bounded as

NORTH : 15' ft. wide Private Road;

Land of Vendor sold to Sri Rajendra Kumar Agarwal;

EAST : P. W. D. Road (Sevoke Road);

Land of Vendor sold to Sri Mohendra Kumar Agarwal.

IN WITNESS WHEREOF the Vendor through his constituted attorneys does here--unto set his hand on the day, month and year first above written.

Short STONE WAR

The contents of this document have gone through and understood personally by the

Murya Presid their

The document is prepared,

drafted and typed by me :

Sarenda sant Suras

having Licence No. 1 of 1984, Dist. Registrar, Darjeeling. Leurison-duz solusta Leurison-duz solusta Leurison-duz solusta







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