

15671/23

5-14972/23



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

L 250338

27/9/23
Q. No 2416323/23

... that the document is duly registered. The signature sheets and the endorsement sheets attached with the document are the part of this document.


District Sub-Register-III
Alipore South 24-parganas

28.09.23

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this 27th day of September, Two Thousand Twenty Three (2023);

BETWEEN

MRS. RUMI DAS GUPTA (PAN : AERPR4201B, Aadhaar No. 3185 9459 7532), wife of Mr. Asis Das Gupta, by faith - Hindu, by Nationality - Indian, by Occupation - Service, residing at Green Wood, Flat No. 2L, 2nd Floor, Block-B, Elachi, 506, S.N. Ghosh Avenue, Narendrapur, District - South 24-Parganas, Kolkata - 700103, hereinafter called and referred to as the **"VENDOR"** (which expression, unless excluded by or repugnant to the context, shall be deemed to mean and include her respective heirs, successors, executors, representatives, assigns etc.) of the **ONE PART**.

AND

1) MR. SANJAY SAH (PAN : CZBPS0141L, Aadhaar No. 6198 5577 5958), son of Mr. Suchit Narayan Sah, by Religion - Hindu, by Nationality- Indian, by occupation - Business, residing at Gohi, Barawan Rohtas, Bihar, Pin - 821306, and **2) MR. MANOJ KUMAR SAHU (PAN : ASIPS9673D, Aadhaar No. 8083 0705 4115)**, son of Mr. Ramji Sahu, by Religion- Hindu, by Nationality- Indian, by occupation - Business, residing at Masjid Road, Paona Bazar, Imphal, Imphal West, Manipur, Pin - 795001, hereinafter jointly called and referred to as the **"PURCHASERS"** (which expression, unless excluded by or repugnant to the context, shall be deemed to mean and include their heirs, successors, executors, representatives, assigns etc.) of the **OTHER PART**.

WHEREAS one Kalipada Banik was the recorded owner of ALL THAT Danga land measuring about 17 decimals lying under Mouza -

Harinavi, J.L. No.36, comprised in R.S. Dag No.376, R.S. Khatian No.237, under Rajpur Sonarpur Municipality, Police Station - Sonarpur, District - South 24-Parganas.

AND WHEREAS by a registered Deed of Conveyance dated 14th March, 1961 the said Kalipada Banik sold transferred and conveyed ALL THAT Danga land measuring about 17 decimals lying under Mouza - Harinavi, J.L. No.36, comprised in R.S. Dag No.376, R.S. Khatian No.237, under Rajpur Sonarpur Municipality, Police Station - Sonarpur, District - South 24-Parganas in favour of Panchu Seikh. The said Deed of Conveyance was duly registered at the office of A.D.S.R Baruipur and recorded in Book No.I, Volume No.35, Pages 64 to 66, being Deed No.1956 for the year 1961.

AND WHEREAS being need of money for various reason the said Panchu Seikh sold transferred and conveyed ALL THAT Danga land measuring about 8.5 decimal out of 17 decimal, lying under Mouza - Harinavi, J.L. No.36, comprised in R.S. Dag No.376, R.S. Khatian No.237, under Rajpur Sonarpur Municipality, Police Station - Sonarpur, District - South 24-Parganas in favour of Karsheth Seikh on 16.06.1975. The said Deed of Conveyance was duly registered at the office of A.D.S.R Sonarpur and recorded in Book No.I, Volume No.44, Pages 168 to 170, being Deed No.2758 for the year 1975.

AND WHEREAS being need of money for various reason the said Karsheth Seikh sold transferred and conveyed ALL THAT Danga land

measuring about 8.5 decimal, lying under Mouza – Harinavi, J.L. No.36, comprised in R.S. Dag No.376, R.S. Khatian No.237, under Rajpur Sonarpur Municipality, Police Station – Sonarpur, District – South 24-Parganas in favour of Safar Ali Molla on 12.04.1978. The said Deed of Conveyance was duly registered at the office of District Sub-Registrar at Alipore and recorded in Book No.I, Volume No.69, Pages 130 to 134, being Deed No.1907 for the year 1978.

AND WHEREAS being need of money for various reason the said Safar Ali Molla sold transferred and conveyed ALL THAT Danga land measuring about 4 Cottah, 14 Chittacks out of 8.5 decimal, lying under Mouza – Harinavi, J.L. No.36, comprised in R.S. Dag No.376, R.S. Khatian No.237, under Rajpur Sonarpur Municipality, Police Station – Sonarpur, District – South 24-Parganas in favour of Ashim Kumar Chakraborty on 28.12.1983. The said Deed of Conveyance was duly registered at the office of District Sub-Registrar at Alipore and recorded in Book No.I, Volume No.447, Pages 262 to 269, being Deed No.17090 for the year 1983.

AND WHEREAS being need of money for various reasons the said Ashim Kumar Chakraborty sold transferred and conveyed ALL THAT Danga land measuring about 4 Cottah, 14 Chittacks, lying under Mouza – Harinavi, J.L. No.36, comprised in R.S. Dag No.376, R.S. Khatian No.237, under Rajpur Sonarpur Municipality, Police Station – Sonarpur, District – South 24-Parganas in favour of Rumi Das Gupta on 16.09.1994. The said Deed of Conveyance was duly registered at the

office of A.D.S.R. Sonarpur and recorded in Book No.I, Volume No.80, Pages 370 to 376, being Deed No.5517 for the year 1994.

AND WHEREAS after purchase the said land the said Rumi Das Gupta mutated her name in the records of the Rajpur Sonarpur Municipality vide Holding No.6, Assessment No.1104302126888 (Old No.90525) Street – M.N. Roy Road and paying tax regularly. Subsequently she converted the nature of the said land from Danga to Bastu vide letter/Memo No. 41/Conv/4018/BLR- SNP/22 dated 21.10.2022 with effect from 20.10.2022

AND WHEREAS the said Rumi Das Gupta also mutated her name in the B.L. & L.R.O. Office and recorded her name in L.R. Dag No.376, L.R. Khatian No.3238 and paying Tax Regularly.

AND WHEREAS in this above background the Vendor is the absolute owners of **ALL THAT** bastu land measuring about 4 Cottah, 14 Chittacks, lying under Mouza – Harinavi, J.L. No.36, comprised in R.S. and L.R. Dag No.376, R.S. Khatian No.237 and L.R. Khatian No.3238, under Rajpur Sonarpur Municipality, Ward No.18, Holding No.6, Assessment No.1104302126888 (Old No.90525), Street : M.N. Roy Road, Police Station – Sonarpur, District – South 24-Parganas.

AND WHEREAS the said Rumi Das Gupta the Vendor herein is seized and possessed of and/or otherwise well and sufficiently entitled to the said bastu land and enjoying the same peacefully, freely, absolutely and without any interruptions from any corners together

with rights to sale, transfer and convey the same to others as the Owner will think fit and proper.

AND WHEREAS now the said Rumi Das Gupta the Vendor herein due to urgent need of money for various reason declared for absolute sale of **ALL THAT** bastu land measuring about 4 Cottah, 14 Chittacks, lying under Mouza – Harinavi, J.L. No.36, comprised in R.S. and L.R. Dag No.376, R.S. Khatian No.237 and L.R. Khatian No.3238, under Rajpur Sonarpur Municipality, Ward No.18, Holding No.6, Assessment No.1104302126888 (Old No.90525), Street : M.N. Roy Road, Police Station – Sonarpur, District – South 24-Parganas alongwith all easement rights, liberties, benefits, privileges, advantages, common passage for egress and ingress, telephone and water line connection electric connection, sewerage, free from all encumbrances, more particularly described in the **SCHEDULE** hereunder written, for the sake of brevity hereinafter referred to as the **“SAID LAND”** free from all encumbrances at the total fixed price or consideration of **Rs. 32,00,000/- (Rupees Thirty two lakhs) only** and the Purchasers herein agreed to purchase the said land at the said total consideration and Agreement for Sale have been entered between the parties in this respect.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said Agreement and in consideration of the said **Rs. 32,00,000/- (Rupees Thirty two Lakhs) only** paid to the Vendor herein by the Purchasers

on or before the execution of the presents, that being the full consideration money (the receipt whereof the Vendor do hereby admit and acknowledge the same as per memo of consideration hereunder written and of and from the payment of the same, the Vendor do hereby acquit release and forever discharge to the Purchasers and the said land hereby sold) The Vendor do hereby grant transfer, convey, sell, assign and assure unto the Purchasers **ALL THAT** bastu land measuring about 4 Cottah, 14 Chittacks, lying under Mouza – Harinavi, J.L. No.36, comprised in R.S. and L.R. Dag No.376, R.S. Khatian No.237 and L.R. Khatian No.3238, under Rajpur Sonarpur Municipality, Ward No.18, Holding No.6, Assessment No.1104302126888 (Old No.90525), Street : M.N. Roy Road, Police Station – Sonarpur, District – South 24-Parganas particularly described in the **SCHEDULE** hereunder written, and/or **HOWSOEVER OTHERWISE** the said land now is or are or heretofore was or were situated, butted, bounded, called, known, numbered or distinguished **TOGETHER WITH** all paths, passages, ways, sewers, drains, ditches, hedges, bushes, water, water-courses and other and ancient right, light, liberty, benefits, privileges, advantages, easements, appendages and appurtenances whatsoever to the said land belonging to or in any wise appertaining thereto or usually held, used, enjoyed and occupied therewith or reputed to belong or be appurtenant thereto and the

reversion or reversions, remainder or remainders and all the rents, issues and profits thereof AND all the estate, right, title, interest, claim and demand whatsoever both at law and in equity of the Vendor into or upon the said land and every part thereof AND all the deeds, pattah, muniments, writings, evidence of title whatsoever relating to or concerning the said land and every part thereto which now are or hereafter may be in the custody power, control or possession of the Vendor or any person or persons from whom the said Vendor may or procure the same without any action or suit **TO HAVE AND TO HOLD** the said land so to be unto the Purchasers absolutely forever and free from all encumbrances.

AND THE VENDOR DO HEREBY COVENANT WITH THE PURCHASERS AS FOLLOWS :-

That Notwithstanding any act thing deed matters whatsoever made done executed or knowingly suffered to the contrary the Vendor has good right full power, absolute authority AND indefeasible title to grant, transfer, convey, sell the said land hereby sold or expressed or intended so to be unto and to the use of the said Purchasers in manner aforesaid and delivered vacant possession of the said land simultaneously with the execution of these presents.

AND the Purchasers shall and may at all times hereafter peaceably and quietly hold, possess and enjoy the said land or every

part thereof and pay the rents to the District Collector (B.L.R.O. concerned) and taxes to the Rajpur Sonarpur Municipality, upon getting their names mutated in the said authorities and receive the rents issues and profits thereof without any lawful eviction, interruption, claim and demand whatsoever or any person or persons lawfully or equitably claiming from under or in trust for the Vendor or any of her predecessor-in- title and that free and clear and freely and clearly and absolutely acquitted exonerated, discharges, saved harmless and keep the Purchasers from or against all charges, estates, encumbrances, created by the Vendor or any of her predecessor-in-title and that free from all encumbrances whatsoever made or suffered by the Vendor or any person or persons lawfully or equitably claiming as aforesaid.

FURTHER the Vendor and all person having lawfully or equitably claiming any estate or interest upon the said land or any part thereof from under or in trust for the Vendor shall and will from time to time or at all times hereafter at the cost and request of the Purchasers do and execute or cause to be done and executed all such acts, deeds, things and matters whatsoever for further better and more perfectly assuring and conveying the said land to and unto the Purchasers as shall or may be reasonably required.

THE Vendor also declare that the land hereby sold has not been previously leased, mortgaged, sold nor in any way transferred and there

is no charge, liens, lispendens, or any attachment. The said land has not been acquired nor requisitioned by the Govt. or any Public body for any scheme nor the same falls under any alignment. There is no case, suit or proceeding pending before any Court of Law against the said property. The Vendor sold the said land while having good and marketable title therein and free from all encumbrances.

If any of the statements or covenants made hereinbefore by the Vendor is found to be false, untrue or any defect in title is detected hereafter the Vendor shall be liable for the same. The Vendor also undertake to compensate any loss if sustained by the Purchasers.

If any error or omission is transpired in this deed in future, the Vendor shall at the cost and request of the Purchasers do and execute or cause to be done and executed any Supplementary Deed or Deed of Rectification/ Declaration in favour of the Purchasers.

THAT the Vendor declares that after execution of this Deed of Conveyance the Purchasers have every right to mutated their names in the records of concerned B.L. & L.R.O. Office and the Rajpur Sonarpur Municipality as owners thereof and shall pay the rents, taxes to the concerned authorities accordingly.

THAT the Vendor declare that after execution of this Deed of Conveyance the Purchasers have every right upon the said land

without any interruption from any corner **TOGETHER WITH** rights to sale, transfer and convey the said land.

THE SCHEDULE ABOVE REFERRED TO

(Description of land under Sale)

ALL THAT piece and parcel of vacant bastu land measuring about 4 Cottah, 14 Chittacks, lying under Mouza – Harinavi, J.L. No.36, Touzi No.109, Re. Sa. No.14, comprised in R.S. and L.R. Dag No.376, R.S. Khatian No.237 and L.R. Khatian No.3238, under Rajpur Sonarpur Municipality, Ward No.18, Holding No.6, Street : M.N. Roy Road, Police Station – Sonarpur, District – South 24-Parganas **ALONG WITH** all easement rights, liberties, benefits, privileges, advantages, common passage for egress and ingress, telephone and water line connection electric connection, sewerage, free from all encumbrances. The said land is delineated in the map annexed hereto and depicted by **RED** Border lines and also Part of this Deed, which is being butted and bounded as follows :-

ON THE NORTH : Part of R.S. and L.R. Dag No.376 ;

ON THE SOUTH : 20' feet wide Municipality Road ;

ON THE EAST : Part of R.S. & L.R. Dag No. 377

ON THE WEST : 6' feet wide common passage and part of R.S. and L.R. Dag No.375 ;

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

SIGNED and DELIVERED by
the **VENDOR** at Kolkata in the
presence of :

WITNESSES :-

1. Susank Raut
89/1, Ramkrishna Nagar
Kharic, Khar. - 700084

Rumi Das Gupta.
SIGNATURE OF THE VENDOR

2. Avinash Gupta
Flat No. 24, B1
Greenwood, 506 S.N. Ghosh
Avenue, Kolkata - 700103

Somay Sah

Mahaj Kumar Sahu

SIGNATURE OF PURCHASERS

Drafted by :-

Neelanjana Chatterjee
Advocate
High Court, Calcutta
Enrol. No. WB/1060/1981.

MEMO OF CONSIDERATION

RECEIVED from the within named Purchasers the within mentioned sum of **Rs.32,00,000/- (Rupees Thirty two Lakhs) only** being the full consideration money in respect of sale of the Schedule mentioned property in the manner as follows :-

Sl. No.	PARTICULARS	Amount (in Rs.)
1.	Paid by Purchaser No. 1 through RTGS being Cheque No. 555048 dated 26.09.2023 drawn on State Bank of India, Golpark Branch, Kolkata - 700029	9,00,000/-
2.	Paid by Purchaser No. 1 through RTGS being Cheque No. 581367 dated 26.09.2023 drawn on Axix Bank Ltd. Golpark Branch, Kolkata - 700029	7,00,000/-
3.	Paid by Purchaser No. 2 through RTGS being Cheque No. 046409 dated 26.09.2023 drawn on Axix Bank Ltd. Golpark Branch, Kolkata - 700029	15,00,000/-
4.	Paid by Cash by Purchaser No. 2	1,00,000/-
TOTAL :		Rs.32,00,000/-

(RUPEES THIRTY TWO LAKHS) ONLY

WITNESSES :-

1. Susanta Paul
89, Ramkrishna Nagar
Garia, Kce. 700084

Rumi Das Gupta.
SIGNATURE OF THE VENDOR

2. Ana Gupta

SITE PLAN OF VACANT BASTU LAND MEASURING ABOUT 4 COTTAH,
14 CHITTACKS, LYING UNDER MOUZA - HARINAVI, J.L. NO.36, TOUZI
NO.109, RE. SA. NO.14, COMPRISED IN R.S. AND L.R. DAG NO.376,
R.S. KHATIAN NO.237 AND L.R. KHATIAN NO.3238, UNDER RAJPUR
SONARPUR MUNICIPALITY, WARD NO.18, HOLDING NO.6, STREET :
M.N. ROY ROAD, POLICE STATION - SONARPUR, DISTRICT - SOUTH
24-PARGANAS.



Rumi Das Gupta
SIGNATURE OF VENDOR

Somday Sekh
Mahoj Kumar Sekh
SIGNATURE OF PURCHASERS

SPECIMEN FORM FOR TEN FINGERPRINTS

Sl. No.	Signature of the executants/ presentants					
Rumi Das Gupta						
		Little	Ring	Middle Fore (Left Hand)		Thumb
						
		Thumb	Fore	Middle Ring (Right Hand)		Little
Sangam Singh						
		Little	Ring	Middle Fore (Left Hand)		Thumb
						
		Thumb	Fore	Middle Ring (Right Hand)		Little
Mahoj Kumar Singh						
		Little	Ring	Middle Fore (Left Hand)		Thumb
						
		Thumb	Fore	Middle Ring (Right Hand)		Little


 ভারতের নির্বাচন কমিশন
 ELECTION COMMISSION OF INDIA
 IDENTITY CARD
 RHQ1434182




নির্বাচকের নাম : বিশ্বজিৎ মন্ডল
 Elector's Name : Biswajit Mondal
 পিতার নাম : উদয় মন্ডল
 Father's Name : Uday Mondal
 লিঙ্গ/Sex : পু/ M
 জন্ম তারিখ : 28-05-1992
 Date of Birth : 28-05-1992

RHQ1434182

ঠিকানা:
 উত্তর বারাহান্স কোলকাতা, সোনারপুর, নকশা 24
 পিন কোড-700084

Address:
 UTTAR
 BARAHANS, KOLKATA, SONARPUR, SOU
 TH 24 PARGANAS-700084


 Date: 29-12-2012

151-সোনারপুর উত্তর নির্বাচন কেন্দ্রের নির্বাচক নিবন্ধন
 আধিকারিকের স্বাক্ষরের অনুমতি
 Facsimile Signature of the Electoral
 Registration Officer for
 151-Sonarpur Uttar Constituency

বিদ্যমান পরিবর্তন হলে নতুন ঠিকানা/বাসস্থানের ক্ষেত্রে মূল ফর্ম ও এরই
 নথির নকল সচিব, পরিচালনা পর্ষদ, জেলা নির্বাচন কর্মকর্তা
 পরিচালকের সচিবের কাছে জমা দিতে হবে।
 In case of change in address mention this Card No.
 in the relevant Form for including your name in the
 roll at the changed address and to obtain the card
 with same number.

Biswajit Mondal.

Major Information of the Deed

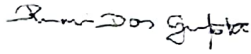
Deed No :	I-1603-14972/2023	Date of Registration	27/09/2023
Query No / Year	1603-2002416373/2023	Office where deed is registered	
Query Date	21/09/2023 10:11:43 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Nemai Chandra Saha High Court Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9831165897, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
Rs. 32,00,000/-	Rs. 32,00,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 1,28,020/- (Article:23)	Rs. 32,046/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: M.N.ROY ROAD, Mouza: Harinabhi, , Holding No:6 JI No: 36, Pin Code : 700148

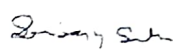
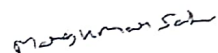
Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-376 (RS :-)	LR-3238	Bastu	Bastu	4 Katha 14 Chatak	32,00,000/-	32,00,000/-	Width of Approach Road: 20 Ft., Adjacent to Metal Road,
Grand Total :					8.0438Dec	32,00,000 /-	32,00,000 /-	

Seller Details :

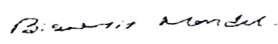
SI No	Name,Address,Photo,Finger print and Signature			
	Name	Photo	Finger Print	Signature
1	Mrs RUMI DAS GUPTA Wife of Mr ASIS DAS GUPTA Executed by: Self, Date of Execution: 27/09/2023 , Admitted by: Self, Date of Admission: 27/09/2023 ,Place : Office			
		27/09/2023	LTI 27/09/2023	27/09/2023

Green Wood, Flat No.- 2L, 2nd Floor, Block- B, Elachi, 506 S.n. Ghosh Avenue, City:- Not Specified,
P.O:- Narendrapur, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700103
Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: aexxxxxx1b,
Aadhaar No: 31xxxxxxx7532, Status :Individual, Executed by: Self, Date of Execution:
27/09/2023
, Admitted by: Self, Date of Admission: 27/09/2023 ,Place : Office

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature			
	Name	Photo	Finger Print	Signature
1	Mr SANJAY SAH Son of Mr SUCHIT NARAYAN SAH Executed by: Self, Date of Execution: 27/09/2023 , Admitted by: Self, Date of Admission: 27/09/2023 ,Place : Office		 LTI 27/09/2023	 27/09/2023
	Son of Mr SUCHIT NARAYAN SAH Gohi, Barawan, City:- Not Specified, P.O:- Gohi, P.S:-ROHTAS, District:-Rohlas, Bihar, India, PIN:- 821306 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: czxxxxxx1l, Aadhaar No: 61xxxxxxx5958, Status :Individual, Executed by: Self, Date of Execution: 27/09/2023 , Admitted by: Self, Date of Admission: 27/09/2023 ,Place : Office			
2	Name	Photo	Finger Print	Signature
	Mr MANOJ KUMAR SAHU (Presentant) Son of Mr RAMJI SAHU Executed by: Self, Date of Execution: 27/09/2023 , Admitted by: Self, Date of Admission: 27/09/2023 ,Place : Office		 LTI 27/09/2023	 27/09/2023
	Son of Mr RAMJI SAHU Masjid Road, Paona Bazar, City:- Not Specified, P.O:- Paona Bazar, P.S:-IMPHAL. District:-Imphal West, Manipur, India, PIN:- 795001 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: asxxxxxx3d, Aadhaar No: 80xxxxxxx4115, Status :Individual, Executed by: Self, Date of Execution: 27/09/2023 , Admitted by: Self, Date of Admission: 27/09/2023 ,Place : Office			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr BISWAJIT MONDAL Son of Late UDAY MONDAL Uttar Barhans, City:- Not Specified, P.O:-Garia, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084		 27/09/2023	 27/09/2023
Identifier Of Mrs RUMI DAS GUPTA, Mr SANJAY SAH, Mr MANOJ KUMAR SAHU			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mrs RUMI DAS GUPTA	Mr SANJAY SAH-4.02187 Dec, Mr MANOJ KUMAR SAHU-4.02187 Dec

Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: M.N.ROY ROAD, Mouza: Harinabhi, , Holding No:6 JI No: 36, Pin Code : 700148

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 376, LR Khatian No:- 3238	Owner:রুমি দাসগুপ্ত. Gurdian:আশিষ দাসগুপ্ত. Address:মিঞা , Classification:ভাঙ্গা, Area:0.08000000 Acre,	Mrs RUMI DAS GUPTA

Endorsement For Deed Number : I - 160314972 / 2023

On 27-09-2023

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 : 23 of Indian Stamp Act 1899.

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

Presented for registration at 10:50 hrs on 27-09-2023, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr MANOJ KUMAR SAHU , one of the Claimants.

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 32,00,000/-

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

Execution is admitted on 27/09/2023 by 1. Mrs RUMI DAS GUPTA, Wife of Mr ASIS DAS GUPTA, Green Wood, Flat No.- 2L, 2nd Floor, Block- B, Elachi, 506 S.n. Ghpsh Avenue, P.O: Narendrapur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, by caste Hindu, by Profession Service, 2. Mr SANJAY SAH, Son of Mr SUCHIT NARAYAN SAH, Gohi, Barawan, P.O: Gohi, Thana: ROHTAS, , Rohtas, BIHAR, India, PIN - 821306, by caste Hindu, by Profession Business, 3. Mr MANOJ KUMAR SAHU, Son of Mr RAMJI SAHU, Masjid Road, Paona Bazar, P.O: Paona Bazar, Thana: IMPHAL, , Imphal West, MANIPUR, India, PIN - 795001, by caste Hindu, by Profession Business

Indetified by Mr BISWAJIT MONDAL, , , Son of Late UDAY MONDAL, Uttar Barhans, P.O: Garia, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 32,046.00/- (A(1) = Rs 32,000.00/- ,E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 32,00/-, by online = Rs 32,014/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 25/09/2023 3:42PM with Govt. Ref. No: 192023240233852598 on 25-09-2023, Amount Rs: 32,014/-, Bank: SBI EPay (SBlePay), Ref. No. 3739124867123 on 25-09-2023, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,28,020/- and Stamp Duty paid by Stamp Rs 5,000.00/-, by online = Rs 1,23,020/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 35355, Amount: Rs.5,000.00/-, Date of Purchase: 24/08/2023, Vendor name: A Banerjee
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 25/09/2023 3:42PM with Govt. Ref. No: 192023240233852598 on 25-09-2023, Amount Rs: 1,23,020/-, Bank: SBI EPay (SBlePay), Ref. No. 3739124867123 on 25-09-2023, Head of Account 0030-02-103-003-02



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2023, Page from 398923 to 398944

being No 160314972 for the year 2023.



[Handwritten signature]

Digitally signed by Debasish Dhar
Date: 2023.09.27 13:17:07 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 27/09/2023

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS

West Bengal.