

04481/24

I-4408/2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

K 420999

K 420999

I certify that the document is admitted for
Registration. The signature sheets and the
endorsement sheets attached with the
document are the part of this document.

[Signature]
District Sub-Register-II
• 11th floor, South 24-Parganas

20 FEB 2024

DEED OF GIFT

THIS DEED OF GIFT is made on this the 21st day of March, TWO THOUSAND
AND TWENTY-FOUR (2024) A.D.

BETWEEN

SMT. AMLI SHAW, having Income Tax PAN – ANLPS7833D, Voter Id. No. LLH2360907, Mobile No. 9163727052, wife of Late Kishore Lal Shaw, by Occupation House-wife, by faith Hindu, by Nationality Indian, residing at Tribeni Apartment, Garia Main Road, P.O. Garia, P.S. Narendrapur formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas, West Bengal, hereinafter called and referred to as the "DONOR" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the ONE PART. The DONOR is being represented by her Constituted Attorney SRI PRATAP LAL SHAW, having Income Tax PAN - BTZPS1974E, Aadhaar No. 3312 4699 1820, Mobile No. 8444035933, son of Late Basu Shaw, by faith Hindu, by occupation : Business, by Nationality Indian, residing at 7/H/62, Kamar Danga Road, P.O. Gobindo Khattick Road, P.S. Beleghata, Kolkata 700 046, West Bengal, being appointed by virtue of a General Power of Attorney duly executed on 20.02.2024 before the D.S.R. IV, South 24 Parganas and recorded in Book No. I, Volume number 1604-2024, Page from 64034 to 64053, Being No. 160402175 for the year 2024.

A N D

SRI RITTICK SHAW, having Income Tax PAN – NECPS6417A, Aadhaar No. 8764 6636 1242, Voter Id. No. LLH2360907, Mobile No. 9748869442, son of Late Kishore Lal Shaw, by Occupation Business, by faith Hindu, by Nationality Indian, residing at Tribeni Apartment, Garia Main Road, P.O. Garia, P.S. Narendrapur formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas, West Bengal, hereinafter called and referred to as the "DONEE" (which term 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.

WHEREAS one Biswanath Mondal son of Late Natabar Mondal was the sole and absolute recorded owner of All That piece and parcel of 'Bastu' land measuring **2 Cottahs** more or less alongwith other landed properties within **Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109**, comprised in R.S. Khatian No. 1395, appertaining to R.S. Dag No. 185, within the local limits of the **Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur** formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas.

AND WHEREAS due to urgent need of money said Biswanath Mondal son of Late Natabar Mondal, by virtue of the Deed Conveyance dated 24.12.1979 executed at the office of the District Registrar at Alipore and recorded in Book No. I, Volume No. 174, Page No. 202 to 205, being No. 7031 for the year 1979, sold, transferred and conveyed the 'Bastu' land measuring **2 Cottahs** more or less alongwith 100 sq.ft. tile shed residential structure standing thereon, within **Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109**, comprised in R.S. Khatian No. 1395, appertaining to R.S. Dag No. 185, within the local limits of the **Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur** formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas, in favour of (1) Smt. Gouri Das wife of Sri Nikhil Das, and (2) Sri Nikhil Das son of Manindra Das of Garia Briji Road, P.S. Jadavpur, Kolkata.

AND WHEREAS said (1) Smt. Gouri Das wife of Sri Nikhil Das and (2) Sri Nikhil Das son of Manindra Das, by virtue of the aforesaid Deed of Conveyance vide Deed No. 7031/1979 became the joint owners of the aforesaid land measuring 2 Cottahs within **Mouza Barhans Fartabad, R.S. Khatian No. 1395, R.S. Dag No. 185** and they mutated their names by paying necessary tax and other outgoings and started residing there by making residential structure thereon. Aforesaid Smt. Gouri Das and Sri Nikhil Das while jointly enjoying and possessing the aforesaid land measuring 2 Cottahs more or less, due to urgent need of money and other

weighty causes sold, transferred and conveyed the aforesaid 'Bastu' land measuring **2 Cottahs** more or less in favour of Kishore Lal Shaw son of Manohar Lal Shaw of Garia Kolkata 700084, against valuable consideration mentioned in the said Deed of Conveyance, written in Bengali language and character which was duly executed on 10.12.1997 at the office of the A.D.S.R. Sonarpur, South 24 Parganas and recorded in Book No. I, Volume No. 148, Page No. 319 to 324, being No. 9289 for the year 1997.

AND WHEREAS one Biswanath Mondal and Smt. Kalomani Dasi wife of Late Laxman Mondal were the recorded joint owners of All That piece and parcel of land measuring 10 Decimals more or less alongwith other landed properties within **Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109**, comprised in **R.S. Khatian No. 1395**, appertaining to **R.S. Dag No. 185**, presently within the local limits of the **Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur** formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas.

AND WHEREAS said Biswanath Mondal and Smt. Kalomani Dasi while jointly enjoying and possessing the aforesaid land in equal share, said Smt. Kalomani Dasi sold, transferred and conveyed her undivided $\frac{1}{2}$ share in favour of said Biswanath Mondal, by virtue of a Deed of Conveyance dated 24.12.1979, which was duly executed at the office of the District Registrar at Alipore and recorded in Book No. I, Volume No. 174, Page No. 198 to 201, being No. 7030 for the year 1979, and said Biswanath Mondal thus became the sole and absolute owner of the aforesaid land measuring 10 Decimals.

AND WHEREAS said Biswanath Mondal thus being the sole and absolute owner while enjoying and occupying the aforesaid land died intestate leaving behind his wife Kamala Mondal, one son Sri Tarun Mondal and three daughters Rani Mondal, Gouri Das and Rama Hait as his only legal heirs and successors.

AND WHEREAS the aforesaid legal heirs and successors of said Biswanath Mondal by virtue of Hindu law of inheritance became the joint owners and while they jointly enjoying and occupying the aforesaid land, on 04.11.1992 entered into a General Power of Attorney which was registered at the office of the District Registrar at Alipore vide Deed No. 727 for the year 1992, and thereby empowered Smt. Kamala Bala Mondal as their lawful constituted Attorney.

AND WHEREAS said Smt. Kamala Bala Mondal being the lawful constituted Attorney, sold, transferred and conveyed the aforesaid land in favour of Sri Balai Mondal son of Late Biswanath Mondal of Barhans Fartabad, P.S. Sonarpur, District South 24 Parganas, by virtue of a registered Deed of Sale written in Bengali language and character, and executed on 05.04.1993 and registered at the office of the District Registrar at Alipore vide Deed No. 4977 for the year 1993.

AND WHEREAS said Sri Balai Mondal son of Late Biswanath Mondal, by virtue of the aforesaid Deed of Conveyance vide Deed No. 4977/1993 became the sole and absolute owner of the aforesaid land measuring 2 Cottahs 2 Chittacks 26 Sq.ft. more or less alongwith other landed properties within Mouza Barhans Fartabad, R.S. Khatian No. 1395, R.S. Dag No. 185 and he mutated his name by paying necessary tax and other outgoings and started residing there by making residential structure thereon. Aforesaid Sri Balai Mondal son of Late Biswanath Mondal while solely enjoying and possessing the aforesaid land, due to urgent need of money and other weighty causes sold, transferred and conveyed the land measuring 2 Cottahs 2 Chittacks 26 Sq.ft. more or less in favour of Kishore Lal Shaw son of Manohar Lal Shaw of Garia Kolkata 700084, against valuable consideration mentioned in the said Deed of Conveyance, written in Bengali language and character which was duly executed on 17.05.2000 at the office of the A.D.S.R. Sonarpur, South 24 Parganas and recorded in Book No. I, Volume No. 71, Page No. 29 to 34, being No. 4146 for the year 2000.

AND WHEREAS said Kishore Lal Shaw son of Manohar Lal Shaw by virtue of aforesaid two separate Sale Deed (Deed No.9289/199 and Deed No. 4146/2000) became the sole and absolute owner of two separate plot of land adjacent to each other and measuring 2 Cottahs and 2 Cottahs 2 Chittacks 26 Sq.ft. i.e. total 4 Cottahs 2 Chittacks 26 Sq.ft. more or less within Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Pargana Medanmolla, Touzi No. 109, comprised in R.S. Khatian No. 1395 appertaining to R.S. Dag No. 185, P.S. Sonarpur now Narendrapur, Kolkata – 700 084, District South 24 Parganas and he amalgamated the said two plots into a single Holding in the records of the Rajpur-Sonarpur Municipality, being Holding No. 45, Garia Road, presently within Ward No.29.

AND WHEREAS said Kishore Lal Shaw died intestate on 28.05.2004 leaving behind his wife Smt. Amli Shaw and two sons namely Sri Raj Shaw and Sri Rittick Shaw as his legal heirs and successors and on 21.04.2023 said Sri Raj Shaw also died intestate being a bachelor at the time of his death, leaving behind his mother Smt. Amli Show (the Donor herein) and his brother Sri Rittick Shaw (the Donee herein) as his legal heirs and successors.

AND WHEREAS in the manner aforesaid Smt. Amli Show and Sri Rittick Shaw now became the joint owners of the aforesaid land measuring 4 Cottahs 2 Chittacks 26 Sq.ft. more or less alongwith 400 sq.ft. tile shed cemented flooring residential structure, within Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Pargana Medanmolla, Touzi No. 109, comprised in R.S. Khatian No. 1395 appertaining to R.S. Dag No. 185, within the local limits of the Rajpur-Sonarpur Municipality, Ward No.29, Holding No. 45, Garia Road, P.S. Sonarpur now Narendrapur, Kolkata – 700 084, District South 24 Parganas and each of them became the owner of undivided ½ share of the aforesaid land and they recorded their names in the assessment register of the Rajpur-Sonarpur Municipality by mutating their names and paying all necessary taxes as owners and the said property which is known as **Holding No. 45, Garia Road, within Ward No. 29 of Rajpur-Sonarpur Municipality**, and the said property is free from all encumbrances and liabilities whatsoever.

AND WHEREAS the Donor bears great love and affection for the Donee, being her biological son, namely Sri Rittick Shaw and wishes to provide undivided $\frac{1}{2}$ share of the aforesaid property i.e. undivided land measuring **2 Cottahs 1 Chittack 13 Sq.ft.** more or less alongwith undivided 200 sq.ft. tile shed cemented flooring residential structure, out of total land measuring **4 Cottahs 2 Chittacks 26 Sq.ft.** more or less alongwith 400 sq.ft. tile shed cemented flooring residential structure, within **Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109**, comprised in **R.S. Khatian No. 1395, L.R. Khatian No. 1084**, appertaining to **R.S. and L.R. Dag No. 185**, within the local limits of the **Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur** formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas, for the Donee.

AND WHEREAS out of such love and affection which the Donor bears for her biological son, the Donee herein and for diverse and other good and weighty causes and consideration hereunto the Donor desires to make a Deed of Gift of the said undivided $\frac{1}{2}$ share of the aforesaid undivided 'Bastu' land measuring **2 Cottahs 1 Chittack 13 Sq.ft.** more or less alongwith undivided 200 sq.ft. tile shed cemented flooring residential structure, out of total land measuring **4 Cottahs 2 Chittacks 26 Sq.ft.** more or less alongwith 400 sq.ft. tile shed cemented flooring residential structure, within **Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109**, comprised in **R.S. Khatian No. 1395, L.R. Khatian No. 1084**, appertaining to **R.S. and L.R. Dag No. 185**, within the local limits of the **Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur** formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas, including all easements and quasi-easement rights in respect of the said premises which is morefully and particularly mentioned in the schedule written hereunder and hereinafter referred to as "the said Property" free from all encumbrances and liabilities whatsoever.

AND WHEREAS the Donor is thus absolutely seized and possessed of or otherwise well and sufficiently entitled to and for an absolute and indefeasible right, title and interest in respect of the said undivided $\frac{1}{2}$ share of the said property and/or the premises which is free from all encumbrances and liabilities whatsoever and which is hereby intended to be transferred or conveyed by way of an absolute gift to the Donee.

AND WHEREAS for the purpose of stamp duty the said 'Bastu' land is valued at ₹ 10,00,000/- (Rupees Ten Lakh only).

NOW THIS INDENTURE WITNESSETH that in consideration of great love and affection which the Donor bears for the Donee as her biological son and for diverse and other good and weighty causes and consideration for her therein moving and with a view to effectuating the said desire the Donor hereby grants, transfers, conveys, assigns and assures and by way of an Gift unto the Donee ALL THAT undivided $\frac{1}{2}$ share of the 'Bastu' land measuring **2 Cottahs 1 Chittack 13 Sq.ft.** more or less alongwith undivided 200 sq.ft. tile shed cemented flooring residential structure, out of total land measuring 4 Cottahs 2 Chittacks 26 Sq.ft. more or less alongwith 400 sq.ft. tile shed cemented flooring residential structure, within **Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109,** comprised in R.S. Khatian No. 1395, L.R. Khatian No. 1084, appertaining to R.S. and L.R. Dag No. 185, within the local limits of the Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas, including all easements and quasi-easement rights in respect of the said premises, and which is free from all encumbrances and liabilities whatsoever OR **HOWSOEVER OTHERWISE** the undivided $\frac{1}{2}$ share of the said property or any part or portion thereof now are or is or at any time or times heretofore were or was situated, butted and bounded or known, numbered, described or distinguished **TOGETHERWITH** and singular the yards, compounds, sewers, drains, ways, paths, passages, water advantages or

liberties, privileges, easements commodities and appurtenances whatsoever to the said property or any part thereof or anywise appertaining held, occupied or enjoyed therewith or known or part or parcel thereof and the reversion or reversions, reminder or reminders and all rents, issues and profits thereof and all estate right, title, interest, property, claim or demand whatsoever both at law and in equity of the Donee from, into or upon the said undivided $\frac{1}{2}$ share of the said property and every part thereof **TO HAVE AND TO HOLD** the said undivided $\frac{1}{2}$ share of the said property and every part thereof which is hereby granted conveyed transferred or assured expressed or intended so to be by way of an absolute Gift unto and to the use and benefit of the Donee absolutely and forever free from all encumbrances and liabilities whatsoever **AND** the Donor does hereby covenant with the Donee that notwithstanding any Deed, matter or thing by the Donor done or committed or knowingly suffered to the contrary be the Donor has in herself rightful power and lawful and absolute authority to grant, convey and transfer the said undivided $\frac{1}{2}$ share or Portion unto the Donee in manner aforesaid **AND** the Donee shall at all times hereafter peaceably and quietly enjoy the said undivided $\frac{1}{2}$ share of the said property and the residential accommodation/ portion and every part thereof and receive the rents, issues and profits thereof without any lawful eviction, interruption, claim or demand whatsoever from or by the Donor or by any person or persons having lawfully or equitably claiming from or in trust for the donor; **AND THAT** free and clear and freely and clearly and absolutely acquit, exonerate and discharge from or by the Donor and well and effectually the save, defend, kept harmless and indemnified of or from or against all manner or former and other estate right, title, interest, claim, charges, liens and demands whatsoever created, made, done, occasioned, suffered by the Donor or by any person or persons lawfully or equitably claiming as aforesaid and further the Donor and all persons having or lawfully claiming any estate or interest in the said undivided $\frac{1}{2}$ share or portion or any part thereof through or under or in trust for the Donor shall and will from time to time and at all times hereafter at the request and the costs

and expenses of the Donee do execute and cause to be done or executed all such acts, deeds, matters or things whatsoever for further better or more perfectly assuring the said undivided $\frac{1}{2}$ share or portion and every part thereof unto the Donee and the Donee has accepted the said Gift as is testified by him being a party hereto and executing these presents.

:: THE SCHEDULE ABOVE REFERRED TO ::-

ALL THAT undivided $\frac{1}{2}$ share of 'Bastu' land measuring 2 Cottahs 1 Chittack 13 Sq.ft. more or less alongwith more or less 200 Sq.ft. Cemented flooring Tile shed residential structure out of total land measuring 4 Cottahs 2 Chittacks 26 Sq.ft. more or less alongwith 400 sq.ft. tile shed cemented flooring residential structure standing thereon, within Mouza Barhans Fartabad, J.L. No. 47, R.S. No. 7, Touzi No. 109, comprised in R.S. Khatian No. 1395, L.R. Khatian No. 1084, appertaining to R.S. and L.R. Dag No. 185, within the local limits of the Rajpur-Sonarpur Municipality, Ward No. 29, Holding No. 45, Garia Road, P.S. Narendrapur formerly Sonarpur, Kolkata – 700 084, District South 24 Parganas,
TOGETHERWITH undivided proportionate share of the land along with the common areas, common portions, and all the easement and quasi-easement rights, facilities and amenities annexed thereto. The aforesaid entire land and the residential structure is delineated with "RED" border in the annexed plan and the plan annexed herewith should be treated as part of this Deed of Gift. The entire land is butted and bounded as follows :-

ON THE NORTH BY :- Canel Side Road;

ON THE SOUTH BY :- R.S. Dag No. 184;

ON THE EAST BY :- R.S. Dag No. 186;

ON THE WEST BY :- R.S. Dag No. 185/1850;

Nearest Road – Garia Station Road.

No Lift at the aforesaid premises.

IN WITNESS WHEREOF the PARTIES hereto have executed and put their respective hands and seal and the Donee have accepted the gift on this the day, month and year first above written.

SIGNED, SEALED & DELIVERED by the PARTIES
at Kolkata in presence of

WITNESSES :-

1. Rahul Shaw
Garia, Kolkata - 700084

Pratap Lal Shaw
SIGNATURE OF THE DONOR
(Constituted Attorney of Smt. Amla Shaw)

2. Bapi Roy
Garia, Kolkata - 700084

Ritwick Shaw
SIGNATURE OF THE DONEE

Drafted and Prepared by me, at my Office as per the documents and information submitted by the parties herein and according to their will and instruction.

Sabyasachi Roy

(SABYASACHI ROY)
ADVOCATE

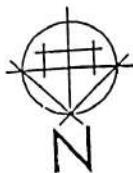
Enrolment No. WB/167/1999
Alipore Police Court, Kolkata 700 027.
Office : Laskarpur, Rabindra Nagar, Kolkata 700 153.

SITE PLAN AT R.S DAG. NO.-185(P), R.S KH. NO.-1395, L.R DAG.- 185, L.R.

KH.- 4706, OF MOUZA-BARHANS FARTABAD, J.L NO.-47, HOLDING NO - 45 GARIA ROAD , WARD NO.-29,

P.S.- NARENDRAPUR, DIST- 24 PGS. (SOUTH), UNDER RAJPUR - SONARPUR MUNICIPALITY,

COLOUR SHOWN IN RED BORDER



SCALE 1:100

** TOTAL LAND AREA = 04KH-02CH-26 SQFT

** AREA OF LAND TO BE GIFTED - 02KH-01CH-13SQFT

** TOTAL STRUCTURE AREA = 400 SQFT TAIL SHED

** UNDIVIDED STRUCTURE AREA = 200 SQFT TAIL SHED

R.S DAG NO. 184

17'-06" 42'-08"

R.S DAG NO. 186

52'-08"

400 SQFT
TAIL SHED

R.S DAG NO. 185 (P)
UNDIVIDED LAND

32'-04" 65'-03" 33'-11"

30'-0" WIDE ROAD

R.S DAG NO. 185/155

44'-06"

Ritwick Shaw

SIGNATURE OF DONEE

Parbatap Lal Shaw

Manas Mukherjee

MANAS MUKHERJEE
E.B.S
Sonarpur Municipal
Board

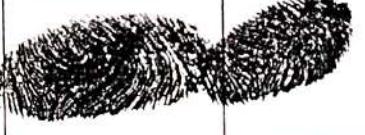
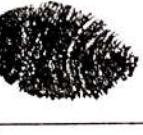
SIGNATURE OF E.B.S

SIGNATURE OF DONER

		THUMB	FIRST FINGER	MIDDLE FINGER	RING FINGER	SMALL FINGER
LEFT HAND						
RIGHT HAND						

NAME : SRI PRATAP LAL SHAW

SIGNATURE : Pratap Lal Shaw

		THUMB	FIRST FINGER	MIDDLE FINGER	RING FINGER	SMALL FINGER
LEFT HAND						
RIGHT HAND						

NAME : SRI RITTICK SHAW

SIGNATURE : Rittick Shaw



Govt. of West Bengal
Directorate of Registration & Stamp
Revenue
GRIPS eChallan



192023240428255258

GRN Details

GRN:	192023240428255258	Payment Mode:	SBI Epay
GRN Date:	18/03/2024 12:34:18	Bank/Gateway:	SBIEPay Payment Gateway
BRN :	4997448841935	BRN Date:	18/03/2024 12:34:34
Gateway Ref ID:	CHP3862318	Method:	State Bank of India NB
GRIPS Payment ID:	180320242042825523	Payment Init. Date:	18/03/2024 12:34:18
Payment Status:	Successful	Payment Ref. No:	2000719130/1/2024

[Query No/*/Query Year]

Depositor Details

Depositor's Name:	Smt AMLI SHAW
Address:	596, GARIA ROAD, P.S:- NARENDRAPUR, PIN:-700084
Mobile:	9674073247
Period From (dd/mm/yyyy):	18/03/2024
Period To (dd/mm/yyyy):	18/03/2024
Payment Ref ID:	2000719130/1/2024
Dept Ref ID/DRN:	2000719130/1/2024

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2000719130/1/2024	Property Registration- Stamp duty	0030-02-103-003-02	16824
2	2000719130/1/2024	Property Registration- Registration Fees	0030-03-104-001-16	43621
Total				60445

IN WORDS: SIXTY THOUSAND FOUR HUNDRED FORTY FIVE ONLY.

Major Information of the Deed

Deed No.:	I-1602-04408/2024	Date of Registration:	20/03/2024
Query No / Year:	1602-2000719130/2024	Office where deed is registered:	
Query Date:	14/03/2024 8:40:50 PM	D.S.R. -I I SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Sabyasachi Roy Rabindra Nagar, Laskarpur, Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, PIN - 700153, Mobile No. : 9674073247, Status : Advocate		
Transaction	Additional Transaction [0201] Gift, Gift in Favour of family members		
Set Forth value	Market Value Rs. 10,00,000/-		
Stampduty Paid(SD)	Registration Fee Paid Rs. 21,824/- (Article:33(i))		
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: Garia Station Road, Mouza: Barhans Fartabad, Ward No: 29, Holding No:45 JI No: 47, Touzi No: 109 Pin Code : 700084

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-185	RS-1395	Bastu	Bastu	2 Katha 1 Chatak 13 Sq Ft	9,46,000/-	43,06,748/-	Property is on Road Adjacent to Metal Road,
Grand Total :					3.4329Dec	9,46,000 /-	43,06,748 /-	

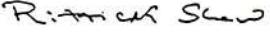
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	200 Sq Ft.	54,000/-	54,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 200 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 2 Years, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		200 sq ft	54,000 /-	54,000 /-	

Donor Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Smt Amla Shaw Wife of Late Kishore Lal Shaw Tribeni Apartment, Garia Main Road, Now P.S. Narendrapur, City:- Rajpur-Sonarpur, P.O:- Garia, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: anxxxxxx3d, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature	Photo	Finger Print	Signature
1	<p>Mr Rittick Shaw Son of Late Kishore Lal Shaw Executed by: Self, Date of Execution: 20/03/2024 , Admitted by: Self, Date of Admission: 20/03/2024 ,Place : Office</p>	 20/03/2024	 Captured	 20/03/2024
<p>Son of Late Kishore Lal Shaw Tribeni Apartment, Garia Main Road, Now P.S. Narendrapur, City:- Rajpur-sonarpur, P.O:- Garia, P.S:-Garia, District:-South 24-Parganas, West Bengal, India, PIN:- 700084 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: nexxxxxx7a, Aadhaar No: 87xxxxxxxx1242, Status :Individual, Executed by: Self, Date of Execution: 20/03/2024 , Admitted by: Self, Date of Admission: 20/03/2024 ,Place : Office</p>				

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature	Photo	Finger Print	Signature
1	<p>Mr Pratap Lal Shaw (Presentant) Son of Late Basu Shaw Date of Execution - 20/03/2024, , Admitted by: Self, Date of Admission: 20/03/2024, Place of Admission of Execution: Office</p>	 Mar 20 2024 3:19PM	 Captured	 20/03/2024
<p>7/H/62, Kamar Danga Road, City:- , P.O:- Gobindo Khattick Road, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700046, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: btxxxxxxxx4e, Aadhaar No: 33xxxxxxxx1820 Status : Attorney, Attorney of : Smt Amla Shaw</p>				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Sabyasachi Roy Son of Late L. M. Roy Rabindra Nagar, Now P.S. Narendrapur, City:- Rajpur-sonarpur, P.O:- Laskarpur, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700153	 20/03/2024	 Captured	 20/03/2024
Identifier Of Mr Rittick Shaw, Mr Pratap Lal Shaw			

Transfer of Land from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
L1	Smt Amli Shaw	Mr Rittick Shaw	Y	3.43292 Dec	43,06,748/-

Transfer of Structure from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
S1	Smt Amli Shaw	Mr Rittick Shaw	Y	200 Sq Ft	54,000/-

Endorsement For Deed Number : I - 160204408 / 2024

On 20-03-2024

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 (i) of Indian Stamp Act 1899.

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

Presented for registration at 15:14 hrs on 20-03-2024, at the Office of the D.S.R. -I I SOUTH 24-PARGANAS by Mr Pratap Lal Shaw ,.

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 43,60,748/- Family Members amount Rs 43,60,748/-

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

Execution is admitted on 20/03/2024 by Mr Rittick Shaw, Son of Late Kishore Lal Shaw, Tribeni Apartment, Garia Main Road, Now P.S. Narendrapur, P.O: Garia, Thana: Garia, , City/Town: RAJPUR-SONARPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by Profession Business

Indetified by Mr Sabyasachi Roy, , Son of Late L. M. Roy, Rabindra Nagar, Now P.S. Narendrapur, P.O: Laskarpur, Thana: Sonarpur, , City/Town: RAJPUR-SONARPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by profession Advocate

Executed by Attorney

Execution by Mr Pratap Lal Shaw, , Son of Late Basu Shaw, 7/H/62, Kamar Danga Road, P.O: Gobindo Khattick Road, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700046, by caste Hindu, by profession Business as constituted attorney for Smt Amla Shaw Tribeni Apartmrnt, Garia Main Road, Now P.S. Narendrapur, P.O: Garia, Thana: Sonarpur, , City/Town: RAJPUR-SONARPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700084 is admitted by him

Indetified by Mr Sabyasachi Roy, , Son of Late L. M. Roy, Rabindra Nagar, Now P.S. Narendrapur, P.O: Laskarpur, Thana: Sonarpur, , City/Town: RAJPUR-SONARPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 43,653.00/- (A(1) = Rs 43,607.00/- ,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 43,621/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 18/03/2024 12:34PM with Govt. Ref. No: 192023240428255258 on 18-03-2024, Amount Rs: 43,621/- Bank: SBI EPay (SBEPay), Ref. No. 4997448841935 on 18-03-2024, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 21,824/- and Stamp Duty paid by Stamp Rs 5,000.00/-, by online = Rs 16,824/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 420999, Amount: Rs.5,000.00/-, Date of Purchase: 14/03/2024, Vendor name:

Debrasad Biswas

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB

Online on 18/03/2024 12:34PM with Govt. Ref. No: 192023240428255258 on 18-03-2024, Amount Rs: 16,824/-

Bank: SBI EPay (SBEPay), Ref. No. 4997448841935 on 18-03-2024, Head of Account 0030-02-103-003-02



Suman Basu

DISTRICT SUB-REGISTRAR

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

South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2024, Page from 128440 to 128461
being No 160204408 for the year 2024.




Digitally signed by Suman Basu
Date: 2024.03.20 16:16:36 +05:30
Reason: Digital Signing of Deed.

(Suman Basu) 20/03/2024

DISTRICT SUB-REGISTRAR

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

West Bengal.