

3441/20

I- 3346/2020



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

F 601088

F 601088

9-2-1598222/20

*
 8/12/20
 Ret
 2029/1947

Certified that the document in admission to registration. The signature sheet and endorsement sheets attached to the document are the part of the document.

Additional District Sub-Registrar
 Belgachia, 24 Pgs. (N)

7 DEC 2020

DEED OF GIFT

THIS DEED OF GIFT is made on this the 7th day of December, 2020 (Two Thousand and Twenty) A.D.

18607

25/11/2020

No. Date,

Name A.K. Bork

Address Amul

P.O. Belghoria

Dist.

Name of Treasury :- Barrackpore

Name of Ledger :- RANA SUR

Amount 140000

Signature

24 NOV 2020

Rana Sur

25/11/2020



Addl. District Sub-Registrar
Belghoria, 24 Pgs. (N)

- 7 DEC 2020

BETWEEN

MR. KRISHNA CHANDRA GHOSAL (PAN-ADTPG6982F, Aadhaar No.- 691806397495), son of Late Rakshit Mohan Ghosal and Late Parul Bala Devi, by faith - Hindu, by Occupation- Retired, by Nationality - Indian, residing at 13, N.K. Chatterjee Street, P.O. & P.S.-Belghoria, Kolkata-700056, District- North 24-Parganas, hereinafter referred to and called as the **DONOR**, (which terms and expressions shall unless excluded by or repugnant to the context or subject be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns) of the **ONE PART**.

AND

MR. SHAMBHU NATH GHOSAL (PAN-ACWPG0587A, Aadhaar No.- 218509538131), son of Late Rakshit Mohan Ghosal and Late Parul Bala Devi, by faith - Hindu, by Occupation- Retired, by Nationality - Indian, residing at 13, N.K. Chatterjee Street, P.O. & P.S.-Belghoria, Kolkata-700056, District- North 24-Parganas, hereinafter referred to and called as the **DONEE** (which terms and expressions shall unless excluded by or repugnant to the context or subject be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns) of the **OTHER PART**.

WHEREAS Sri Rakshit Mohan Ghosal and Mohit Mohan Ghosal, son of Late Baidyanath Ghosal of Belghoria, P.S.- Baranagar, District- 24-Parganas, being First part of a Registered Deed of Partition and Sri Bhupal Mohan Ghosal, son of Late Anath Nath Ghosal, of Belghoria, P.S.- Baranagar, District- 24-Parganas, being Second Part Registered Deed of Partition, on 13th day of August, 1947 (corresponding to 27th day of Shraban, 1354 B.S.) by virtue of a Registered Deed of Partition partitioned their inherited property (which they got from their respective predecessor-in-interest i.e. father) and the said Deed was duly registered in the office of the Sub-Registrar at Cossipore- Dum Dum and said Deed of Partition (Registered Duplicate Deed) was lying with Sri Rakshit



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Mohan Ghosal and Mohit Mohan Ghosal, and recorded in Book No.-I, Volume No.-34, Pages -116, being No.-2029 for the year 1947.

AND WHEREAS by virtue of aforesaid Registered Deed of Partition aforesaid Rakshit Mohan Ghosal and Mohit Mohan Ghosal got "Kha" Schedule bordered with Green Colour of the Deed of Partition got land measuring about 01 Bigha 13 Cottahs 14 Chittacks 15 sq. ft. more or less, lying and situated at Mouza-Belghoria, Pargana - Kolikata, J.L. No.-3, Re Sa No.-17, under P.S.- Baranagar, District-24-Parganas, in the following manner: -

Touzi No.	C.S. Dag No.	C.S. Khatian No.	Area of land (Decimals)	Nature of land (as per Deed)
52B/1	477	1167	08	Danga
52B/1	480	1167	07	Bastu
52B/1	485	1167	08	Danga
52B/1	487/1810	1167	01	Danga
55B/1	477/1884	1170	06	Danga
178	478	686	15	Pukur
178	487	686	09	Bastu
1733/2	484	1126	05	Bagan
		Total	59	

AND WHEREAS while was enjoying the same as joint owners aforesaid Rakshit Mohan Ghosal died intestate in December, 1948 leaving behind surviving his wife Parul Bala Devi and Two sons namely, Krishna Chandra Ghosal and Shambhu Nath Ghosal as his legal heirs to inherit his undivided half share of the property measuring about 29 decimals more or less, as per Dayabhaga School of Hindu law having undivided 1/3rd share in each (as Rakshit Mohan Ghosal died before enactment of Hindu Succession Act, 1956) and Mohit Mohan Ghosal was the sole and absolute owner of undivided half share of the property measuring 29 Decimals more or less.

AND WHEREAS aforesaid Parul Bala Devi died intestate on 18/11/2004 leaving behind surviving her Two sons, namely, Krishna Chandra Ghosal and



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Shambhu Nath Ghosal and Three Daughters, namely, Anjali Ghosal, Arati Mukherjee and Indira Bhattacharya as her legal heirs to inherit aforesaid undivided share as per Hindu law of Succession.

AND WHEREAS in the meantime Mohit Mohan Ghosal died intestate and bachelor on 04/09/2010 leaving behind surviving his Two nephews namely, Krishna Chandra Ghosal and Shambhu Nath Ghosal and Three nieces, namely, Anjali Ghosal, Arati Mukherjee and Indira Bhattacharya (all sons and daughters of his full blooded brother Rakshit Mohan Ghosal) as his legal heirs to inherit aforesaid undivided half share as per Hindu law of Succession.

AND WHEREAS now the share of the aforesaid Krishna Chandra Ghosal, Shambhu Nath Ghosal, Anjali Ghosal, Arati Mukherjee and Indira Bhattacharya are as follows: -

Name	Area from (in Decimals)			Total land (in Decimals)
	Rakshit Mohan Ghosal (Father)	Parul Bala Devi (Mother)	Mohit Mohan Ghosal (Uncle)	
Krishna Chandra Ghosal	9.67	1.93	5.80	17.40
Shambhu Nath Ghosal	9.67	1.93	5.80	17.40
Anjali Ghosal	NIL	1.94	5.80	7.74
Arati Mukherjee	NIL	1.93	5.80	7.73
Indira Bhattacharya	NIL	1.93	5.80	7.73

AND WHEREAS the names of Krishna Chandra Ghosal, Shambhu Nath Ghosal, Parul Bala Devi and Mohit Mohan Ghosal was recorded in the L.R. Record of Right, in the following manner: -

L.R. Khatian No.	Stands in the name of
2311	Mohit Mohan Ghosal
1764	Parul Bala Devi
665	Krishna Chandra Ghosal
3101	Shambhu Nath Ghosal



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Thus the brothers Krishna Chandra Ghosal became owner of undivided 30% share of the entire property i.e. 58 Decimals more or less and Shambhu Nath Ghosal became owner of undivided 30% share of the entire property i.e. 58 Decimals more or less and the sisters jointly became undivided 40% of the entire property i.e. 58 Decimals more or less.

AND WHEREAS aforesaid **Anjali Ghosal, Arati Mukherjee and Indira Bhattacharya, the Donors herein, out of love and affection to their Full blooded brother Shambhu Nath Ghosal, the Donee herein,** by virtue of a Registered Deed of Gift dated 10/11/2020 gifted and transferred their undivided 40% share of land and structure by way of Gift i.e. **ALL THAT** piece and parcel of land measuring about 23.2 Decimals more or less of land equivalent to 14 Cottahs 00 Chittacks 26 sq. ft. more or less along with Two-storied Dilapidated pucca structure, measuring about 800 sq. ft. (400 sq. ft. on the Ground Floor and 400 sq. ft. on the First Floor)[out of total measurement of 2000 sq. ft. (1000 sq. ft. on the Ground Floor and 1000 sq. ft. on the First Floor)], having Cemented Flooring, being more than 70 years old Structure, lying and situated at Mouza- Belghoria, Pargana-Kolikata, J.L. No.-3, Re Sa No.-17, having Municipal Holding No.-647, N.K. Chatterjee Street, having Premises No.-13, N.K. Chatterjee Street, P.O.- Belghoria, Kolkata-700056, under Ward No.-21 of Kamarhati Municipality, under P.S.- Belghoria, District-North 24-Parganas in the following manner: -

Touzi No.	C.S./R.S./L.R. Dag No.	C.S./R.S. Khatian No.	L.R. Khatian No.	Area of land (Decimals)	Nature of land (as per present Record)
52B/1	477	1167	2311 (2.4 Decimals) & 1764 (0.8 Decimals)	3.2	Danga
52B/1	480	1167	2311 (2.1 Decimals) & 1764 (0.7 Decimals)	2.8	Bastu
52B/1	485	1167	2311 (2.4 Decimals)	3.2	Danga



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			& 1764 (0.8 Decimals)		
55B/1	477/1884	1170	2311 (1.8 Decimals) & 1764 (0.6 Decimals)	2.4	Danga
178	478	686	2311 (4.5 Decimals) & 1764 (1.5 Decimals)	06	Pukur
178	487	686	2311 (2.7 Decimals) & 1764 (0.9 Decimals)	3.6	Bastu
1733/2	484	1126	2311 (1.5 Decimals) & 1764 (0.5 Decimals)	02	Bastu
			Total	23.2	

And the said Deed was duly registered in the office of the A.D.S.R. Belghoria, and recorded in Book No.-I, Volume No.- 1526-2020, Pages from 98620 to 98658, being No.- 1526-02919 for the year 2020.

AND WHEREAS aforesaid Krishna Chandra Ghosal, **Donor herein, out of love and affection to his Full blooded brother Shambhu Nath Ghosal, the Donee herein,** decided to transfer his undivided share of the property by way of Gift i.e. **ALL THAT** piece and parcel of land measuring about 17.40 Decimals more or less of land equivalent to 10 Cottahs 08 Chittacks 19 sq. ft. more or less along with Two-storied Dilapidated pucca structure, measuring about 600 sq. ft. (300 sq. ft. on the Ground Floor and 300 sq. ft. on the First Floor)[out of total measurement of 2000 sq. ft. (1000 sq. ft. on the Ground Floor and 1000 sq. ft. on the First Floor)], having Cemented Flooring, being more than 70 years old Structure, lying and situated at Mouza- Belghoria, Pargana-Kolikata, J.L. No.-3, Re Sa No.-17, having Municipal Holding No.-647, N.K. Chatterjee Street, having Premises No.-13, N.K. Chatterjee Street, P.O.- Belghoria, Kolkata-



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700056, under Ward No.-21 of Kamarhati Municipality, under P.S.- Belghoria, District- North 24-Parganas in the following manner: -

Touzi No.	C.S./R.S./L.R. Dag No.	C.S./R.S. Khatian No.	L.R. Khatian No.	Area of land (Decimals)	Nature of land (as per present Record)
52B/1	477	1167	2311 (1.8 Decimals) & 1764 (0.6 Decimals)	2.4	Danga
52B/1	480	1167	2311 (1.575 Decimals) & 1764 (0.525 Decimals)	2.1	Bastu
52B/1	485	1167	2311 (1.8 Decimals) & 1764 (0.6 Decimals)	2.4	Danga
55B/1	477/1884	1170	2311 (1.35 Decimals) & 1764 (0.45 Decimals)	1.8	Danga
178	478	686	2311 (3.375 Decimals) & 1764 (1.125 Decimals)	4.5	Pukur
178	487	686	2311 (2.025 Decimals) & 1764 (0.675 Decimals)	2.7	Bastu
1733/2	484	1126	2311 (1.125 Decimals) & 1764 (0.375 Decimals)	1.5	Bastu
			Total	17.40	

NOW THIS DEED WITNESSETH that in pursuance of the said intention and in consideration of the natural love and affection to his full blooded brother, which the Donor have for the Donee and for better enjoyment of the aforesaid



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entire land and structure as mentioned in the Schedule herein below and also for sole and absolute ownership, the Donor out of his own free will without any coercion, fraud or undue influence from anybody whomsoever and in full possession of their senses do hereby grant, convey, transfer, confirm and assure unto said Donee **ALL THAT** piece and parcel of land measuring about 17.40 Decimals more or less of land equivalent to 10 Cottahs 08 Chittacks 19 sq. ft. more or less along with Two-storied Dilapidated pucca structure, measuring about 600 sq. ft. (300 sq. ft. on the Ground Floor and 300 sq. ft. on the First Floor)[out of total measurement of 2000 sq. ft. (1000 sq. ft. on the Ground Floor and 1000 sq. ft. on the First Floor)], having Cemented Flooring, being more than 70 years old Structure, lying and situated at Mouza-Belghoria, Pargana - Kolikata, J.L. No.-3, Re Sa No.-17, having Municipal Holding No.- 647, N.K. Chatterjee Street, having Premises No.- 13, N.K. Chatterjee Street, P.O.- Belghoria, Kolkata-700056, under Ward No.-21 of Kamarhati Municipality, under P.S.- Belghoria, District- North 24-Parganas, fully described in the Schedule herein below, along with other common easement and quasi- easement rights attached with the land and structure **OR HOWSOEVER OTHERWISE** said property now is or at any time or times heretofore were or was situated butted bounded called known numbered **TOGETHER WITH** all installations, fixtures, fittings, drainage, sewerage, water supply and electric supply line, easement and quasi-easement rights and appurtenances whatsoever for better enjoyment of said **land and structure AND REVERSION OR REVERSIONS, REMAINDER OR REMAINDERS** and the rents, issues, profits thereof and all the estate, title, interest, claim or demand whatsoever of the Donor into and upon said property or any part thereof and all the deed, pattas, muniments of title, writings and evidences in original or in duplicate relating the Schedule property hereby transferred **TO HAVE AND TO HOLD** said property hereby granted, transferred, assigned and assured or intended so to be unto and to the use of the Donee absolutely forever free from all encumbrances and liabilities whatsoever **AND THAT** said Donee shall and may from time to time and at all times hereafter peaceably and quietly have



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and hold occupy possess and enjoy the below mentioned Schedule property along with Common areas and facilities attached thereto along with other common easement and quasi easement rights attached with the said property hereby gifted, morefully described in the Schedule herein below, as joint and absolute owner without any interruption, disturbance or hindrance whatsoever from or by the said Donor or any person or persons claiming through or in trust for them **AND** the Donor shall have absolute power full authority to mortgage, charge, lease, transfer or otherwise dispose of all or any part of the said property as sixteen annas owner **AND** the Donee by this Deed of Gift shall have absolute power and full authority to enjoy the Schedule property mentioned herein below as owner solely along with right to mortgage, charge, lease, transfer or otherwise dispose of all or any part of the said property in conformity with the terms and conditions of this Deed and also all the terms and conditions and covenants as applicable thereto or imposed by Local or Government Authority.

The Donor hereby put the Donee in actual possession of the aforesaid and below mentioned schedule land and structure i.e. 17.40 Decimals more or less of land equivalent to 10 Cottahs 08 Chittacks 19 sq. ft. more or less along with Two-storied Dilapidated pucca structure, measuring about 600 sq. ft. (300 sq. ft. on the Ground Floor and 300 sq. ft. on the First Floor, having Cemented Flooring, being more than 70 years old Structure, lying and situated at Mouza-Belghoria, Pargana-Kolikata, J.L. No.-3, Re Sa No.-17, having Municipal Holding No.-647, N.K. Chatterjee Street, having Premises No.-13, N.K. Chatterjee Street, P.O.- Belghoria, Kolkata-700056, under Ward No.-21 of Kamarhati Municipality, under P.S.- Belghoria, District- North 24-Parganas, fully described in the Schedule herein below and the Donee have accepted the gift by putting his signature on the Deed of Gift and also by taking possession and by other acts thereof and thus the Donee became the sole and absolute owner [self- 30% + got from sisters-40% + from brother-30% by this Deed] in respect of the entire property.



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The value of the property as subject matter of the Deed of Gift has been estimated at **Rs.30,00,000/- (Rupees Thirty Lakhs) only** for the purpose of Stamp Duty.

The relation between the Donor and Donee is that the DONEE is the full blooded brother of the DONOR.

SCHEDULE ABOVE REFERRED TO
(Description of the property hereby gifted)

ALL THAT piece and parcel of land measuring about 17.40 Decimals more or less of land equivalent to **10 Cottahs 08 Chittacks 19 sq. ft. more or less** along with **Two-storied Dilapidated pucca structure**, measuring about **600 sq. ft. (300 sq. ft. on the Ground Floor and 300 sq. ft. on the First Floor)**[out of total measurement of 2000 sq. ft. (1000 sq. ft. on the Ground Floor and 1000 sq. ft. on the First Floor)], **having Cemented Flooring, being more than 70 years old Structure**, lying and situated at Mouza- Belghoria, Pargana - Kolikata, J.L. No.-3, Re^{sa} No.-17, having Municipal Holding No.-647, N.K. Chatterjee Street, having Premises No.-13, N.K. Chatterjee Street, P.O.-Belghoria, Kolkata-700056, under Ward No.-21, of Kamarhati Municipality, under P.S.- Belghoria, District-North 24-Parganas in the following manner: -

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			& 1764 (0.525 Decimals)		
52B/1	485	1167	2311 (1.8 Decimals) & 1764 (0.6 Decimals)	2.4	Danga
55B/1	477/1884	1170	2311 (1.35 Decimals) & 1764 (0.45 Decimals)	1.8	Danga
178	478	686	2311 (3.375 Decimals) & 1764 (1.125 Decimals)	4.5	Pukur
178	487	686	2311 (2.025 Decimals) & 1764 (0.675 Decimals)	2.7	Bastu
1733/2	484	1126	2311 (1.125 Decimals) & 1764 (0.375 Decimals)	1.5	Bastu
			Total	17.40	

And the entire property measuring 58 Decimals is butted and bounded by: -

ON THE NORTH : - Multi-storied Building

ON THE SOUTH : - 23 feet wide N.K. Chatterjee Srteet

ON THE EAST : - Property of Dr. G. Das

ON THE WEST : - Property of Mr. Dutta & family



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IN WITNESS WHEREOF the said **DONOR** and the **DONEE** hereto have and hereunto set and subscribed their respective hands and seal on the month and year first above written.

SEALED, SIGNED AND DELIVERED

BY THE DONOR in presence of the following

Witnesses: -

1. Kamala Kanta Barik
Adv.



of Krishna Chandra Ghosal
By the Pen of Kamala Kanta Barik

SIGNATURE OF THE DONOR
Accepted by me: -

2. AMLAN GHOSAL
21/1, Bindhya Bari
Bala Rd. Kot-57

Shambhu Nath Ghosal

SIGNATURE OF THE DONEE

Drafted, Read over and Explained
by me and Prepared in my office: -









































Kamala Kanta Barik
(KAMALA KANTA BARIK)
Advocate

Barrackpore Court, North 24-Parganas
WB-458/2000.



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Belghoria, 24 Pgs. (N)

- 7 DEC 2020

SL. No.	Signature of the Executants / Presentants	Little	Ring	Middle	Fore	Thumb	
L T I	 of Krishn Chandra Ghoshal By the Pen of Kamalakar Barik Adv	(Left Hand)					
		(Right Hand)					
		(Left Hand)					
		(Right Hand)					
	 Shambhu Nath Ghosal	(Left Hand)					
		(Right Hand)					
		(Left Hand)					
		(Right Hand)					



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Belgheria, 24 Pgs. (N)

= 7 DEC 2020



Govt. of West Bengal
Directorate of Registration & Stamp Revenue
e-Challan

GRN: 19-202021-015777686-1

Payment Mode Online Payment

GRN Date: 05/12/2020 22:26:29

Bank : Central Bank of India

BRN : CBI061220667868

BRN Date: 05/12/2020 22:26:36

DEPOSITOR'S DETAILS

Id No. : 2001598222/1/2020

[Query No./Query Year]

Name : KOUSIK SAHA

Contact No. :

Mobile No. : +91 8777405068

E-mail :

Address : 311 24 1 N N ROAD KOLKATA 700074

Applicant Name : Mrs K Sarkar

Office Name :

Office Address :

Status of Depositor : Others

Purpose of payment / Remarks : Gift, Gift in Favour of family members

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	2001598222/1/2020	Property Registration- Stamp duty	0030-02-103-003-02	75370
2	2001598222/1/2020	Property Registration- Registration Fees	0030-03-104-001-16	150714

Total

236084

In Words : Rupees Two Lakh Thirty Six Thousand Eighty Four only

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ADTPG6982F



नाम /NAME

KRISHNA CHANDRA GHOSAL

पिता का नाम /FATHER'S NAME

RAKSHIT MOHAN GHOSAL

जन्म तिथि /DATE OF BIRTH

15-01-1948

हस्ताक्षर /SIGNATURE

K C. Ghosal

K. C. Ghosal

आयकर आयुक्त, प.बं.-XI

COMMISSIONER OF INCOME-TAX, W.B. - XI



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of Krishna Chandra Ghosal

By the Pen of Kamala Kant Barik Adv



of the 15th of March 1871
at the 15th of March 1871
at the 15th of March 1871



ভারত সরকার
 Unique Identification Authority of India
 Government of India

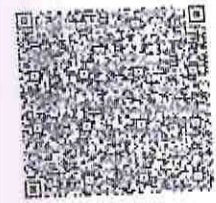
তালিকাভুক্তির আই ডি / Enrollment No.: 2189/68697/00476

To
 কৃষ্ণ চন্দ্র ঘোষাল
 Krishna Chandra Ghosal
 S/O: Raskshit Mohan Ghosal
 13 N. K CHHTERJEE STREET
 Kamarhati (m)
 Belgharia
 North 24 Paraganas North 24 Parganas
 West Bengal 700056
 9230280050

14/08/2014
 109045949



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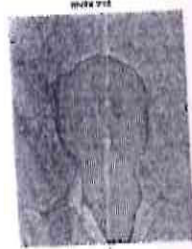
আপনার আধার সংখ্যা / Your Aadhaar No. :

6918 0639 7495

আমার আধার, আমার পরিচয়



ভারত সরকার
 Government of India



কৃষ্ণ চন্দ্র ঘোষাল
 Krishna Chandra Ghosal
 পিতা : রাক্ষিত মোহন ঘোষাল
 Father : RAKHIT MOHON GHOSAL
 জন্মতারিখ / DOB : 15/01/1948
 পুরুষ / Male



6918 0639 7495



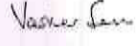
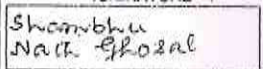
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of Krishna Chandra Ghosal, আমার পরিচয়
 By the son of Kamala Kanta Ghosal



Handwritten text in a cursive script, possibly a signature or a note, located at the bottom of the page. The text is difficult to decipher due to its cursive nature and fading.

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER	ACWPG0587A	
	नाम /NAME SHAMBHU NATH GHOSAL	
	पिता का नाम /FATHER'S NAME RAKSHIT MOHAN GHOSAL	
	जन्म तिथि /DATE OF BIRTH 01-01-1944	
हस्ताक्षर /SIGNATURE		
	आयकर अधिकारी, प.व. - II COMMISSIONER OF INCOME-TAX, W.B. - II	

Shambhu Nath Ghosal

Major Information of the Deed

Deed No :	I-1526-03346/2020	Date of Registration	07/12/2020
Query No / Year	1526-2001598222/2020	Office where deed is registered	
Query Date	02/12/2020 9:39:03 PM	1526-2001598222/2020	
Applicant Name, Address & Other Details	K Sarkar Belgharia, Thana : Belgharia, District : North 24-Parganas, WEST BENGAL, PIN - 700056, Mobile No. : 8240401589, Status : Advocate		
Transaction	Additional Transaction		
[0201] Gift, Gift in Favour of family members	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
	Rs. 1,60,70,006/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 80,370/- (Article:33(I))	Rs. 1,60,714/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



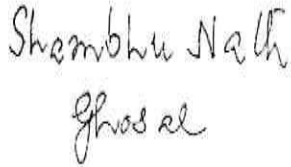
District: North 24-Parganas, P.S:- Belgharia, Municipality: ARIADHA KAMARHATI, Road: N.K. Chaterjee Street, Mouza: Belghoria, Premises No: 13, , Ward No: 21, Holding No:647 JI No: 3, Pin Code : 700056

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-477 (RS :-)	LR-2311	Bastu	Danga	1.8 Dec		17,23,637/-	Width of Approach Road: 23 Ft.,
L9	LR-478 (RS :-)	LR-2311	Pukur	Pukur	3.375 Dec		25,85,456/-	Width of Approach Road: 23 Ft.,
L13	LR-484 (RS :-)	LR-2311	Bastu	Bastu	1.125 Dec		10,77,273/-	Width of Approach Road: 23 Ft.,
		TOTAL :			6.3Dec	0 /-	53,86,366 /-	

District: North 24-Parganas, P.S:- Belgharia, Municipality: ARIADHA KAMARHATI, Road: N.K. Chaterjee Street, Mouza: Belghoria, Premises No: 13, , Ward No: 21 JI No: 3, Pin Code : 700056

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L2	LR-477 (RS :-)	LR-1764	Bastu	Danga	0.6 Dec		5,74,546/-	Width of Approach Road: 23 Ft.,
L3	LR-480 (RS :-)	LR-2311	Bastu	Bastu	1.575 Dec		15,08,182/-	Width of Approach Road: 23 Ft.,
L4	LR-480 (RS :-)	LR-1764	Bastu	Bastu	0.525 Dec		5,02,727/-	Width of Approach Road: 23 Ft.,
L5	LR-485 (RS :-)	LR-2311	Bastu	Danga	1.8 Dec		17,23,637/-	Width of Approach Road: 23 Ft.,
L6	LR-485 (RS :-)	LR-1764	Bastu	Danga	0.6 Dec		5,74,546/-	Width of Approach Road: 23 Ft.,
L7	LR-477/1884 (RS :-)	LR-2311	Bastu	Danga	1.35 Dec		12,92,728/-	Width of Approach Road: 23 Ft.,
L8	LR-477/1884 (RS :-)	LR-1764	Bastu	Danga	0.45 Dec		4,30,909/-	Width of Approach Road: 23 Ft.,

Donee Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr Shambhu Nath Ghosal (Presentant) Son of Late Rakshit Mohan Ghosal Executed by: Self, Date of Execution: 07/12/2020 , Admitted by: Self, Date of Admission: 07/12/2020 ,Place : Office	 07/12/2020	 LTI 07/12/2020	 07/12/2020
Son of Late Rakshit Mohan Ghosal Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: ACxxxxxx7A, Aadhaar No: 21xxxxxxxx8131, Status :Individual, Executed by: Self, Date of Execution: 07/12/2020 , Admitted by: Self, Date of Admission: 07/12/2020 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Kamala Kanta Barik Son of Gunadhar Barik Barrackpore Court, P.O:- Belgharia, P.S:- Belgharia, District:-North 24-Parganas, West Bengal, India, PIN - 700056	 07/12/2020	 07/12/2020	 07/12/2020
Identifier Of Mr KRISHNA CHANDRA GHOSAL, Mr Shambhu Nath Ghosal			

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	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	1.8 Dec	17,23,637/-
L2	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	0.6 Dec	5,74,546/-
L3	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	1.575 Dec	15,08,182/-
L4	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	0.525 Dec	5,02,727/-
L5	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	1.8 Dec	17,23,637/-
L6	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	0.6 Dec	5,74,546/-
L7	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	1.35 Dec	12,92,728/-
L8	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	0.45 Dec	4,30,909/-

L9	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	3.375 Dec	25,85,456/-
L10	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	1.125 Dec	8,61,819/-
L11	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	2.025 Dec	19,39,091/-
L12	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	0.675 Dec	6,46,364/-
L13	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	1.125 Dec	10,77,273/-
L14	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	0.375 Dec	3,59,091/-

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	Mr KRISHNA CHANDRA GHOSAL	Mr Shambhu Nath Ghosal	Y	600 Sq Ft	2,70,000/-

Land Details as per Land Record

District: North 24-Parganas, P.S:- Belgharia, Municipality: ARIADHA KAMARHATI, Road: N.K. Chaterjee Street, Mouza: Belghoria, Premises No: 13, , Ward No: 21, Holding No:647 JI No: 3, Pin Code : 700056

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 477, LR Khatian No:- 2311		Seller is not the recorded Owner as per Applicant.
L9	LR Plot No:- 478, LR Khatian No:- 2311	Owner:মোহিত মোহন ঘোষাল, Gurdian:বোদ না, Address:নিজ , Classification:পুকুর, Area:0.07000000 Acre,	Seller is not the recorded Owner as per Applicant.
L13	LR Plot No:- 484, LR Khatian No:- 2311	Owner:মোহিত মোহন ঘোষাল, Gurdian:বোদ না, Address:নিজ , Classification:বাস্ত, Area:0.02000000 Acre,	Seller is not the recorded Owner as per Applicant.

District: North 24-Parganas, P.S:- Belgharia, Municipality: ARIADHA KAMARHATI, Road: N.K. Chaterjee Street, Mouza: Belghoria, Premises No: 13, , Ward No: 21 JI No: 3, Pin Code : 700056

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L2	LR Plot No:- 477, LR Khatian No:- 1764	Owner:পারুল বালা দেবী, Gurdian:রফিক মোহ, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Seller is not the recorded Owner as per Applicant.
L3	LR Plot No:- 480, LR Khatian No:- 2311		Seller is not the recorded Owner as per Applicant.
L4	LR Plot No:- 480, LR Khatian No:- 1764		Seller is not the recorded Owner as per Applicant.

L5	LR Plot No:- 485, LR Khatian No:- 2311	Owner:মোহিত মোহন ঘোষাল, Gurdian:বোদু না, Address:নিজ , Classification:ডাঙ্গা, Area:0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.
L6	LR Plot No:- 485, LR Khatian No:- 1764	Owner:পারুল বালা দেবী, Gurdian:রক্ষি মোহ, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Seller is not the recorded Owner as per Applicant.
L7	LR Plot No:- 477/1884, LR Khatian No:- 2311		Seller is not the recorded Owner as per Applicant.
L8	LR Plot No:- 477/1884, LR Khatian No:- 1764	Owner:পারুল বালা দেবী, Gurdian:রক্ষি মোহ, Address:নিজ , Classification:ডাঙ্গা,	Seller is not the recorded Owner as per Applicant.
L10	LR Plot No:- 478, LR Khatian No:- 1764	Owner:পারুল বালা দেবী, Gurdian:রক্ষি মোহ, Address:নিজ , Classification:পুকুর, Area:0.07000000 Acre,	Seller is not the recorded Owner as per Applicant.
L11	LR Plot No:- 487, LR Khatian No:- 2311	Owner:মোহিত মোহন ঘোষাল, Gurdian:বোদু না, Address:নিজ , Classification:বাস্ত, Area:0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.
L12	LR Plot No:- 487, LR Khatian No:- 1764	Owner:পারুল বালা দেবী, Gurdian:রক্ষি মোহ, Address:নিজ , Classification:বাস্ত, Area:0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.
L14	LR Plot No:- 484, LR Khatian No:- 1764		Seller is not the recorded Owner as per Applicant.

On 07-12-2020

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 13:42 hrs on 07-12-2020, at the Office of the A.D.S.R. Belghoria by Mr Shambhu Nath Ghosal ,Claimant.

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 1,60,70,006/- . Family Members amount Rs 1,60,70,006/-

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

Execution is admitted on 07/12/2020 by 1. Mr KRISHNA CHANDRA GHOSAL, Son of Late Rakshit Mohan Ghosal, 13 N K Chatterjee Street, P.O: Belgharia, Thana: Belgharia, , North 24-Parganas, WEST BENGAL, India, PIN - 700056, by caste Hindu, by Profession Retired Person, 2. Mr Shambhu Nath Ghosal, Son of Late Rakshit Mohan Ghosal, 13 N K Chatterjee Street, P.O: Belgharia, Thana: Belgharia, , North 24-Parganas, WEST BENGAL, India, PIN - 700056, by caste Hindu, by Profession Retired Person

Indetified by Mr Kamala Kanta Barik, , , Son of Gunadhar Barik, Barrackpore Court, P.O: Belgharia, Thana: Belgharia, , North 24-Parganas, WEST BENGAL, India, PIN - 700056, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 1,60,714/- (A(1) = Rs 1,60,700/- ,E = Rs 14/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 1,60,714/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 05/12/2020 10:26PM with Govt. Ref. No: 192020210157776861 on 05-12-2020, Amount Rs: 1,60,714/-, Bank: Central Bank of India (CBIN0280107), Ref. No. CBI061220667868 on 05-12-2020, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 80,370/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 75,370/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 18607, Amount: Rs.5,000/-, Date of Purchase: 25/11/2020, Vendor name: Rana Sur

2. Stamp: Type: Court Fees, Amount: Rs.10/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 05/12/2020 10:26PM with Govt. Ref. No: 192020210157776861 on 05-12-2020, Amount Rs: 75,370/-, Bank: Central Bank of India (CBIN0280107), Ref. No. CBI061220667868 on 05-12-2020, Head of Account 0030-02-103-003-02



Saikat Patra

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. Belghoria
North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1526-2020, Page from 114013 to 114038
being No 152603346 for the year 2020.



Digitally signed by SAIKAT PATRA
Date: 2020.12.10 12:49:48 +05:30
Reason: Digital Signing of Deed.

Saikat Patra

(Saikat Patra) 2020/12/10 12:49:48 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. Belghoria
West Bengal.

(This document is digitally signed.)