

108/2014

I. 75



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

B 071285

B 071285

Stamp - 5000/-
128811/-

CERTIFIED THAT THE DOCUMENT IS ADMITTED TO
REGISTRATION THE SIGNATURE SHEET AND THE
ENDORSEMENT SHEETS ATTACHED TO THIS
DOCUMENT ARE THE PART OF THIS DOCUMENT

ADDL. DIST. SUB-REGISTRAR
SILIGURI-1

9/11/2014

Smt. Sipra Bose @ Sipra Bose

DEED OF GIFT

Handwritten signature/initials.

NO 512 DATED 3/1/14
SOLD TO Sri Debasish Basu @ Debanish Basu
OF Deshbandhupara, Siliguri
RUPEES 5000



S. K. Sarkar
(S. K. Sarkar)
STAMP VENDOR,
A.D.S.R. Office, Siliguri
L/No-8/1975

No 2 512 dated 3/1/14

5000/12 5000 seven a

5000/12 5

Gopal Transfer
S/O A K Transfer
Sachinagar Colony
to Bilgwa Baran
to Bhaktsagar
Dist Jalpaiguri



Adml. Dist. Sub-Registrar
Siliguri-I, Dt. Darjeeling

Smt. Sripa Bose @ Sipabusi

THIS DEED OF GIFT IS MADE ON THIS THE 9TH
DAY OF JANUARY, TWO THOUSAND FOURTEEN.

Area measuring	:	Land measuring 3 (Three) Kathas 4 (Four) Chhataks 10 (Ten) Sq.ft. alongwith forty years old tin shed pucca structure measuring 144 Sq.ft.
Mouza	:	Siliguri
J.L. No.	:	110(88)
Sheet No.	:	06
Touzi No.	:	3 (Ja)
Pargana	:	Baikunthapur
Khatian No.	:	3416
Plot No.	:	5855 (Part)
Holding No.	:	173/60/48/43
Ward No.	:	28 of S.M.C.
Police Station	:	Siliguri
District	:	Darjeeling
Set Forth Value	:	Rs.4,90,000/-
Market Value	:	Rs.25,74,135/-
Query No.	:	009573/2013, dt. 10-12-2013
Proposed land used	:	Bastu
Classification of land	:	Bastu
as per R.O.R.		

✓ Smt. Sipra Bose @
Sipra Basu

BY: -

✓ **SMT. SIPRA BOSE @ SIPRA BASU**, Daughter of Late Kali Kumar Basu Barman @ Kali Kumar Bose, Indian by Nationality Hindu by religion, Service by occupation, resident of Deshbandhupara, Siliguri Municipal Corporation Ward No.28, Post Office – Siliguri Town, Police Station – Siliguri, District – Darjeeling, PIN – 734004, in the State of West Bengal – hereinafter called the “**DONOR**” (Which expression shall mean and include unless excluded by or repugnant to the context of her heirs, successors, executors, administrators, legal representatives and assigns) of the **ONE PART**.

IN FAVOUR OF: -

✓ **SRI DEBASHIS BASU @ DEBASISH BASU**, Son of Late Kali Kumar Basu Barman @ Kali Kumar Bose, Indian by Nationality Hindu by religion, Service by occupation, resident of Deshbandhupara, Siliguri Municipal Corporation Ward No.28, Post Office – Siliguri Town, Police Station – Siliguri, District – Darjeeling, PIN – 734004, in the State of West Bengal – hereinafter called the “**DONEE**” (Which expression shall mean and include unless excluded by or repugnant to the context of his heirs, successors, executors, administrators, legal representatives and assigns) of the **OTHER PART**.

WHEREAS one **Kali Kumar Basu Barman @ Kali Kumar Bose** (since deceased), Son of Late Upendra Nath Basu Barman, resident of Siliguri, District – Darjeeling, in the State of West Bengal is / was owner of the land measuring 6.5 Kathas, recorded in Khatian No.3416, in Plot No.5855 (Part), situated within Mouza – Siliguri, J.L. No.110(88), Sheet No.06, Touzi No.3(Ja), Pargana – Baikunthapur, under Siliguri Municipal Corporation Ward No.28, Police Station – Siliguri, District – Darjeeling, purchased from **Sri Majhi Methar**, Son of Late Bihari Methar, resident of Siliguri, P.O. & P.S. Siliguri, Dist. Darjeeling, by virtue of a registered Deed of Sale being No.98, recorded in Book No.1, Volume No.5, Pages - 121 to 123, registered

Smt. Sipra Bose @
Sipra Basu

at the Office of the Sub-Registrar Siliguri on 18-01-1949 and after such purchase the abovenamed **Kali Kumar Basu Barman @ Kali Kumar Bose** constructed a tin shed pucca structure measuring 288 Sq.ft. over the said land.

A N D

WHEREAS after such purchase, the above named **Kali Kumar Basu Barman @ Kali Kumar Bose** being owner in possession of land measuring 10.6797 Decimals or 4700 Sq.ft. as fully described in the Schedule – "A" below.

A N D

WHEREAS thereafter said **Kali Kumar Basu Barman @ Kali Kumar Bose** died intestate on 11-04-1991 leaving behind him his son namely **Sri Debashis Basu @ Debasish Basu** (Donee hereof) and one daughter namely **Smt. Sipra Bose @ Sipra Basu** (Donor hereof) as his only legal heirs and successors as per provision of Hindu Succession Act, 1956 and accordingly the abovenamed legal heirs became the sole and absolute owners of the 50% undivided and unpartitioned share of land measuring 10.6797 Decimals or 4700 Sq.ft. alongwith old tin shed pucca structure measuring 288 Sq.ft. fully described in the Schedule – "A" below, having permanent, heritable and transferable right, title and interest therein free from all encumbrances and charges whatsoever.

A N D

WHEREAS the Donor hereof has been enjoying the said property as absolute owner thereof and has decided to transfer the land measuring about 3 (Three) Kathas 4 (Four) Chhataks 10 (Ten) Sq.ft. alongwith tin shed pucca structure measuring 144 Sq.ft. as described in the Schedule – "B" below property in favour of the Donee hereof by way of Gift.

Smt. Sipra Bose @
Sipra Basu

A N D

WHEREAS the Donor **Smt. Sipra Bose @ Sipra Basu** is the **YOUNGER SISTER** of the Donee and the Donee is the Elder **BROTHER** of the Donor and the Donor has a great love and affection for beloved Donee and her desirous out of such love and affection of disposing the land measuring 3 (Three) Kathas 4 (Four) Chhataks 10 (Ten) Sq.ft. alongwith tin shed pucca structure measuring 144 Sq.ft. as fully described in the Schedule - "B" below to and in favour of the Donee **Sri Debashis Basu @ Debasish Basu** in the manner hereinafter appearing.

A N D

WHEREAS the Donee hereof has also accepted the said gift as aforesaid land measuring 3 (Three) Kathas 4 (Four) Chhataks 10 (Ten) Sq.ft. alongwith tin shed pucca structure measuring 144 Sq.ft. fully described in the Schedule - "B" below hereby gifted by the Donor in the manner as hereinafter appearing.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said intention and in consideration of love and affection which the said Donor for the said Donee, the Donor out of her own free will and pleasure without request of others with good health and in full possession of her sense doth hereby give, convey, grant, transfer and confirm unto the said Donee all that piece and parcel of land measuring 3 (Three) Kathas 4 (Four) Chhataks 10 (Ten) Sq.ft. alongwith tin shed pucca structure measuring 144 Sq.ft. described in Schedule - "B" below belonging **TO HAVE AND TO HOLD** the said property hereby granted, conveyed and transferred unto and to the use of the said Donee forever and the said Donor doth hereby convent with the said Donee that not withstanding any act, deed, matter or thing by the said Donor done, executed or knowingly committed or suffered to the contrary the said Donor now hath in herself good rightful power and absolute authority to give, grant, convey and dispose of the said property, in the manner aforesaid and

Smt. Sipra Bose @
Sipra Bose

that the said Donee shall and may from time to time and at all time hereafter peaceably and quietly enter upon, has hold, occupy, possess and enjoy the said property hereby conveyed and every part thereof without any suit, trouble, eviction, interruption, claim whatsoever from or by the said Donor or by any persons or demand lawfully or equitably claiming from, under or in trust for her and further the said Donor shall and will time to time and at all times hereafter upon the request of the said Donee make to, acknowledge, execute or perfect or cause to be made, done, executed or perfected all such further and other acts, deed, conveyances and assurances for more effectually and satisfactorily granting and confirming the said property to the term, intent and meaning of these presents as by the said Donee shall be reasonably required.

THE DONOR does hereby declares that the Donee shall occupy, hold, enjoy and possess the said property hereby gifted by the Donor by these presents as absolute owner and can do mutation from the proper authority and also the property is free from all encumbrances, charges whatsoever and also he has the absolute right, title and interest after this valid Deed of Gift which is fully unconditional and he can make use the Schedule - "B" mentioned property at his own choice.

SCHEDULE - "A"
(DESCRIPTION OF THE TOTAL LAND)

All that piece and parcel of land measuring 10.6797 Decimals or 4700 Sq.ft. alongwith forty years old tin shed pucca structure measuring 288 Sq.ft., floor made by cemented, recorded in Khatian No.3416, in Plot No.5855 (Part), situated at Deshbandhu Para, Siliguri, within Mouza - Siliguri, J.L. No.110(88), Sheet No.06, Touzi No.3(Ja), Pargana - Baikunthapur, bearing Holding No.173/60/48/43, under Siliguri Municipal Corporation Ward No.28, Post Office - Siliguri Town, Police Station, Sub-Division, B.L. & L.R.O. & Additional District Sub-Registry Office - Siliguri, Dist. Darjeeling, in the State of West Bengal.

Smt. Sipra Bose @
Sipra Bose

The said property is butted and bounded as follows: -

North : Sold land & House of Munilal Methar;
South : 12'-0" Wide Pucca Road and sold land of Naresh Das;
East : Sold land of Naresh Das;
West : 12'-0" Wide S.M.C. Pucca Road.

SCHEDULE - "B"
(DESCRIPTION OF THE LAND HEREBY GIFTED)

All that piece and parcel of Bastu land measuring 3 (Three) Kathas 4 (Four) Chhataks 10 (Ten) Sq.ft. alongwith forty years old tin shed pucca structure measuring 144 Sq.ft., floor made by cemented, recorded in Khatian No.3416, in Plot No.5855 (Part), situated at Deshbandhu Para, Siliguri, within Mouza - Siliguri, J.L. No.110(88), Sheet No.06, Touzi No.3(Ja), Pargana - Baikunthapur, bearing Holding No.173/60/48/43, under Siliguri Municipal Corporation Ward No.28, Post Office - Siliguri Town, Police Station, Sub-Division, B.L. & L.R.O. & Additional District Sub-Registry Office - Siliguri, Dist. Darjeeling, in the State of West Bengal. Classification of land Bastu, proposed land used as Bastu.

Assessment / Govt. Value / Market Value according to Query No.009573/2013, dated 10-12-2013 is Rs.25,74,135/- (Rupees Twenty Five Lac Seventy Four Thousand One Hundred Thirty Five) only and set forth value Rs.4,90,000/- (Rupees Four Lac Ninety Thousand) only.

One separate sheet is enclosed herewith containing the fingerprints of the DONOR and DONEE forming part of these presents.

The property hereby gifted is more particularly shown and delineated in the sketch map annexed herewith-forming part of these presents.

IN WITNESSES WHEREOF THE PARTIES HEREOF DO
HEREUNTO SET AND SUBSCRIBED THEIR RESPECTIVE HANDS
ON THE DAY MONTH AND YEAR FIRST ABOVE WRITTEN.

WITNESSES: -

1) ~~Jyoti~~ Transfer
to A. K. Transfer
Sankar Singh Colony
to Subram Basu
R. Bhattacharya
on Jalpaiguri

Smt. Sipra Bose @ Sipra Basu

Signature of the **DONOR**

I Accept the gift

Sri Debarshi Basu @
Debarshi Basu

Signature of the **DONEE**

2)

✓ Anirudh Das
Smaru

Readover and explained the
contents by me to the parties in
their own languages, drafted by me
and printed in my office

Kausik Chatterjee

Advocate, Siliguri

F-233/05

Finger Prints of _____



	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

S.

Signature

Finger Prints of _____



Smt. Sipra Bose
Sipra Bose

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

Smt. Sipra Bose @
Sipra Bose

Smt. Sipra Bose @

Signature

Sipra Bose

Finger Prints of _____



Sri Debanish Basu
Debanish Basu

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

SITE PLAN SHOWING THE LAND TO BE TRANSFERRED.:-,
BY WAY OF GIFT
VIDE DEED NO.:- 98, ON THE YEAR. 1949

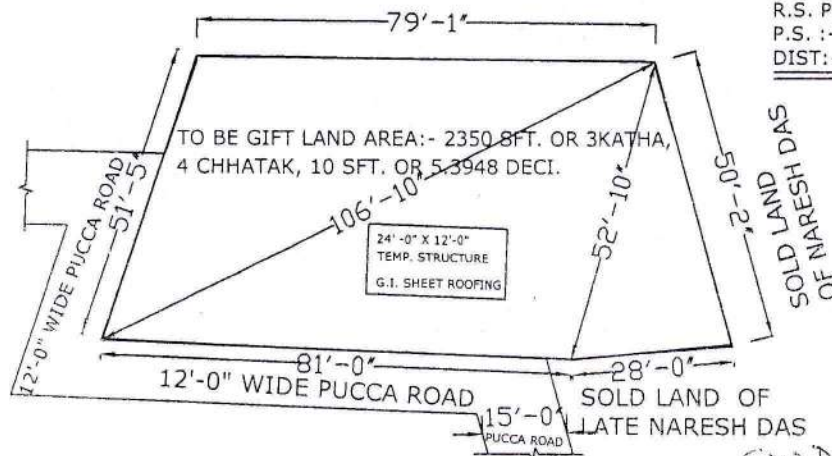
AREA STATEMENT :-

AREA SHOWN IN RED BORDER :-

TOTAL UNDEVIDED LAND AREA:- 4700 SFT.. OR 10.6797 DECI. (50% SHARE TO BE GIFT AREA)
 TO BE GIFT AREA:- 2350 SFT. OR 3KATHA, 4 CHHATAK, 10 SFT. OR 5.3948 DECI.

UNDEVIDED TEMPORARY STRUCTURE G.I. ROOFING AREA:-288 SFT.(50% SHARE TO BE GIFT AREA)
 TO BE GIFT TEMPORARY STRUCTURE G.I. SHEET ROOFING AREA:-144 SFT.

SOLD LAND & HOUSE
 OF MUNILAL METHAR



SITE PLAN

SCALE:- 1"=32'-0"

LAND SCHEDULE:-

MOUZA:- SILIGURI, J.L. NO.:- 110(88),
 SHEET NO:-06,
 PARGANA :- BAIKUNTHAPUR,
 R.S. KHATIAN NO:- 3416,
 R.S. PLOT NO:-5855 (P),
 P.S. :- SILIGURI,
 DIST:- DARJEELING,

NAME & SIGNATURE OF DONEE:-

SRI DEBASHIS BASU,
 @ DEBASISH BASU,
 S/O LATE KALI KUMAR BASU,,
 OF DESHBANDHU PARA,
 WARD NO.:- 28 (S.M.C.),
 D.B.C. ROAD BYE LANE,
 P.O.:- SILIGURI TOWN,
 P.S.:- SILIGURI,
 DIST.:- DARJEELING,

Sri Debashis Basu @ Debasish Basu

NAME & SIGNATURE OF DONOR:-

SMT. SIPRA BOSE,
 @ SIPRA BASU,
 D/O LATE KALI KUMAR BASU,
 OF DESHBANDHU PARA,
 WARD NO.:- 28 (S.M.C.),
 D.B.C. ROAD BYE LANE,
 P.O.:- SILIGURI TOWN,
 P.S.:-SILIGURI,
 DIST.:- DARJEELING,

Smt. Sipra Bose @ Sipra Basu



PART OF MOUZA-SILIGURI, J.L.NO:-110(88)

PREPARED BY:-

Smt. 06/12/13
 Sunil Kumar Sarkar
 Scribe/Notary (Amin)

Government of West Bengal
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
Office of the A.D.S.R. SILIGURI, District- Darjeeling
Signature / LTI Sheet of Serial No. 00108 / 2014, Deed No. (Book - I , 00075/2014)

I . Signature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Sipra Bose Deshbandhupara, Ward No. 28, SILIGURI MC, Thana:-Siliguri, P.O. :-Siliguri Town, District:-Darjeeling, WEST BENGAL, India, Pin :-734004	 09/01/2014	 LTI 09/01/2014	Smt. Sipra Bose @ Sipra Basu 09-1.14

II . Signature of the person(s) admitting the Execution at Office.

SI No.	Admission of Execution By	Status	Photo	Finger Print	Signature
1	Sipra Bose Address -Deshbandhupara, Ward No. 28, SILIGURI MC, Thana:-Siliguri, P.O. :-Siliguri Town, District:-Darjeeling, WEST BENGAL, India, Pin :-734004	Self	 09/01/2014	 LTI 09/01/2014	Smt. Sipra Bose @ Sipra Basu 09-1.14

Name of Identifier of above Person(s)

Gopal Tarafdar
Saktigarh Colony, SILIGURI MC, Thana:-Bhaktinagar,
P.O. :-Siliguri Bazar, District:-Jalpaiguri, WEST
BENGAL, India,

Signature of Identifier with Date

Gopal Tarafdar
09-1.14



9 JAN 2014
A.D.S.R. Darjeeling

[Signature]
09/01/14



Government Of West Bengal
Office Of the A.D.S.R. SILIGURI
District:-Darjeeling

Endorsement For Deed Number : I - 00075 of 2014
(Serial No. 00108 of 2014 and Query No. 0402L000009573 of 2013)

On 09/01/2014

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. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs.10/-

Payment of Fees:

Amount by Draft

Rs. 28314/- is paid , by the draft number 567639, Draft Date 04/01/2014, Bank Name State Bank of India, SILIGURI COURT, received on 09/01/2014

(Under Article : A(1) = 28314/- on 09/01/2014)

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.-25,74,135/-

Certified that the required stamp duty of this document is Rs.- 12871 /- and the Stamp duty paid as: Impresive Rs.- 5000/-

Deficit stamp duty

Deficit stamp duty Rs. 7881/- is paid , by the draft number 567638, Draft Date 04/01/2014, Bank : State Bank of India, SILIGURI COURT, received on 09/01/2014

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

Presented for registration at 13.40 hrs on :09/01/2014, at the Office of the A.D.S.R. SILIGURI by Sipra Bose Alias Sipra Basu, Executant.

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

Execution is admitted on 09/01/2014 by

1. Sipra Bose Alias Sipra Basu, daughter of Late Kali Kumar Basu Barman @ Kali Kumar Bose , Deshbandhupara, Ward No. 28, SILIGURI MC, Thana:-Siliguri, P.O. :-Siliguri Town, District:-Darjeeling, WEST BENGAL, India, Pin :-734004, By Caste Hindu, By Profession : Service

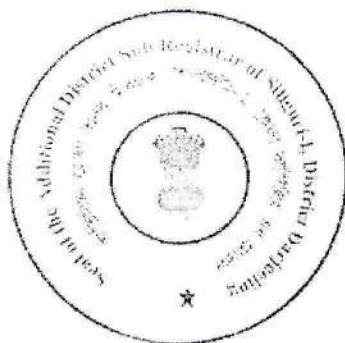
Identified By Gopal Tarafdar, son of Late A . K. Tarafdar, Saktigarh Colony, SILIGURI MC, Thana:-Bhaktinagar, P.O. :-Siliguri Bazar, District:-Jalpaiguri, WEST BENGAL, India, , By Caste: Hindu, By Profession: Others.

(Tsering Doma Bhutia)
ADDL. DISTRICT SUB-REGISTRAR OF SILIGURI- I

(Tsering Doma Bhutia)
ADDL. DISTRICT SUB-REGISTRAR OF SILIGURI- I

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 1
Page from 1392 to 1405
being No 00075 for the year 2014.



09/01/14
(Tsering Doma Bhutia) 09-January-2014
ADDL. DISTRICT SUB-REGISTRAR OF SILIGURI-I
Office of the A.D.S.R. SILIGURI
West Bengal