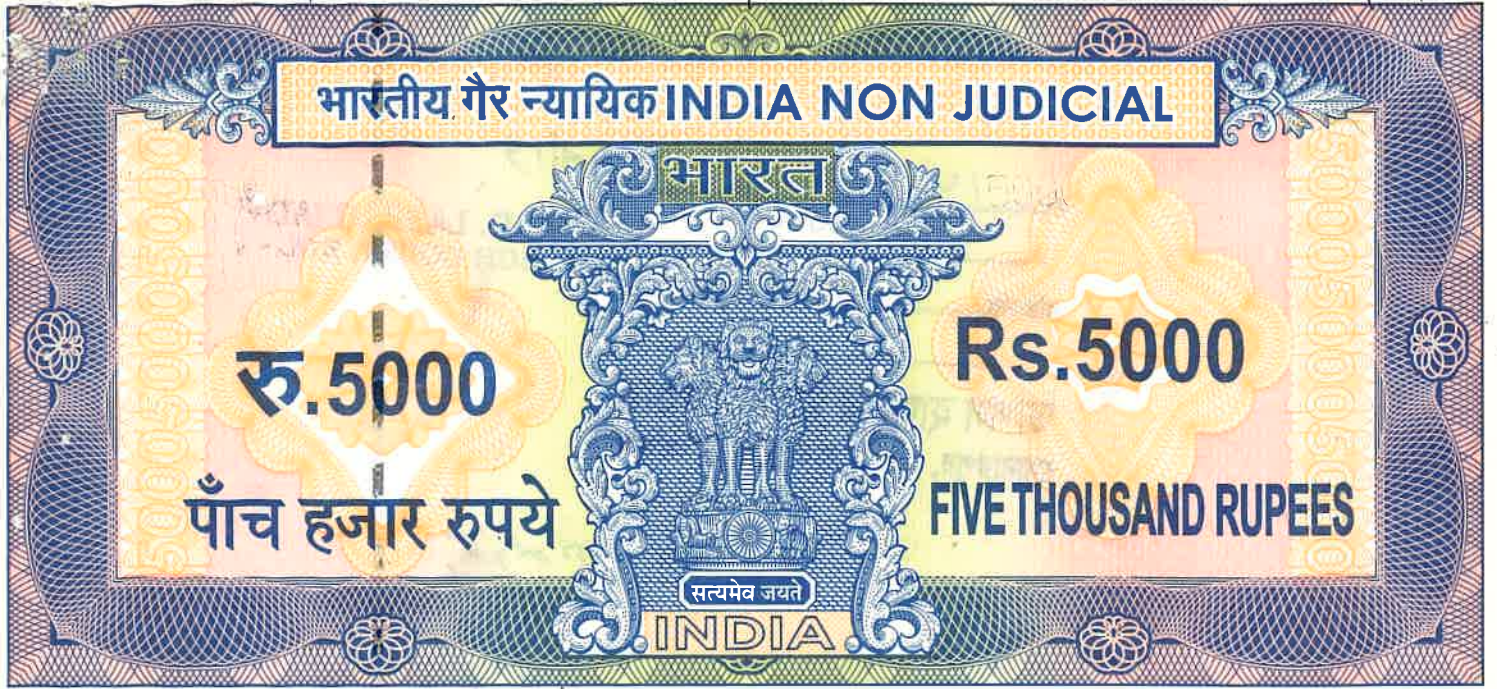


04286/19

I 03974/19



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

E 537411

E 537411

27/11/19
 01/1807873/19
 MV = 5474999/-



Certified that the document is admitted to registration. The signature and the endorsement sheets attached with the document are the part of this document.

District Sub-Registrar-II
 Alipour, South 24-parganas

03 DEC 2019

03 DEC 2019

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE made this the 27th day of November two thousand Nineteen (2019) BETWEEN

709 তার 23/04/19

5000/-

A. R. LASKAR (ADV)
HIGH COURT, KOL - 3



খরিদার.....

তাপস হালদার স্ট্যান্ড ভেণ্ডার
সোনারপুর, এ্যা.ডি. সাব রেজিস্ট্র অফিস

স্বাক্ষর



Sub-Registrar-III
Allipore, Sonarpur

27 NOV 2019

Tapas Halder
S/O. Late- Santu Halder
180, S.B. Das Rd
P.O. Rajpur
P.S. Sonarpur
KOL- 149
Occ: Business

SPECIMEN FORM FOR TEN FINGERPRINTS



<i>Sabita Sinha</i>	Left Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



<i>Gopal Kunder</i>	Left Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



<i>Rina Kunder</i>	Left Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



District Sub-Registrar-III
Alipore, South 24 Parganas

27 NOV 2019

SMT. SABITA SINGHA alias SINHA (PAN - BPMPS7633R), (Mobile No.9830431140), (Aadhaar no. 5158 8354 4558), wife of Sri Rathindra Nath Singha (since demised), by faith: Hindu, by occupation: Housewife, by Nationality: Indian, residing at Municipal, Premises No. 276, S. N. Ghosh Avenue, P.S. Sonarpur, Ward no. 26, under Rajpur-Sonarpur Municipality, Dist-24 Parganas(South), West Bengal- 700 103, hereinafter called the "**VENDOR**" (which term or expression shall, unless excluded by or repugnant to the context be deemed to mean and include her heirs , executors , administrators , legal representatives and assigns) of the **FIRST PART**;

AND

(1) **G.K. REALTORS (PAN - AANFG4235G), (2) G. K. ABASAN (PAN - AANFG4234H)**, both (1) & (2) are partnership firm having its office at 19T, Baishnabghata Bye Lane, Post Office: Naktala, Police Station : Netaji Nagar, Kolkata- 700047 and represented by its partners namely (A) Sri Gopal Kundu (PAN-AFXPK7428J), (Aadhaar No. 4611 9977 9796), (Mobile- 9830135704), son of Late Dasarath Kundu, (B) Smt. Runa Kundu (PAN -AKYPK5461F), (Aadhaar No. 3360 9007 8923), (Mobile -9748244150), wife of Sri Gopal Kundu, both by faith : Hindu, by occupation : Business, by Nationality : Indian, both (A) & (B) residing at 8/1A, Baishnabghata Bye Lane, Post Office- Naktala, under Police Station - Netaji Nagar, Post Office- Naktala, Kolkata-700047 and (3) **SMT. RUNA KUNDU (PAN -AKYPK5461F), (Aadhaar No. 3360 9007 8923), (Mobile - 9748244150)**, wife of Sri Gopal Kundu, by faith: Hindu, by occupation : Business, by Nationality : Indian, residing at 8/1A, Baishnabghata Bye Lane under Police Station - Netaji Nagar, Post Office - Naktala, Kolkata- 700047, hereinafter called the



District Sub-Registrar-III
Alipore, South 24 Parganas

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"PURCHASERS" (which term or expression shall, unless excluded by or repugnant to the context be deemed to mean and include their / its respective heirs, executors, administrators, legal representatives and assigns) of the **SECOND PART** ;

WHEREAS one Gour Chandra Purkait was the owner in possession of a plot of land measuring about .75 Satak, lying and situate at Mouza - Elachi, J.L.No.70, R.S. 223, Khatian No. 145, Dag No.7, within the jurisdiction of Rajpur-Sonarpore Municipality, Pargana - Magura, Police Station- Sonarpore, Sub-Registry office at Sonarpore, District -24 parganas now known as South 24-Parganas. Thereafter said Gour Chandra Purkait sold, conveyed and transferred the said plot of land to Satyapriya Roy and Anila Debi, which was duly registered in the office of the Sub-Registrar at Baruipore and recorded in Book No.I, Volume No. 91, pages from 286 to 291, being No. 7867 for the year 1963.

AND WHEREAS after demise of the said Satyapriya Roy, his legal heirs and Anita Debi and others joint owners partitioned the said property amicably, which was recorded in Book No. I, Volume No.382, pages 163 to 178, being No. 12393 for the year 1981 at sub-Registrar, Alipore.

AND WHEREAS after said partitioned deed said Anila Devi became absolute owner and seized and possessed of a divided and demarcated plot of land measuring about 9 Cottah 8 chittack and was denoted as plot No.B in the plan attach with partition deed.

AND WHEREAS on 13.07.1981 said Anila Debi sold, conveyed and transferred a plot of land out of her portion of land measuring about 4 Cottah 4 Chittack and katcha common passage measuring 8 Chittack, (be the same a little more or less) and



District Sub-Registrar-III
Alipore, South-24 Parganas

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200 sqft. Tin Shed to one Jharna Bhattacharjee, which was duly registered in the office of the District Registrar at Alipore and recorded in Book No.I, Volume No. 261, pages from 123 to 127, being No. 8175 for the year 1981.

AND WHEREAS the owner herein Sabita Singha by a Deed of Sale (Bengali Kobala) on 14.03.1985 purchased a plot of land from Smt. Jharna Bhattacharya, wife of Sri Pashupati Bhattacharjee, resident of 7P, Mahendra Roy Lane, Kolkata - 46, as Vendor in respect of all that demarcated Bastu land measuring more or less 4 Cottah, 4 Chittack and katcha common passage measuring 8 Chittack, (be the same a little more or less) and 200 sqft. Tin Shed, in Mouza : Elachi, J.L. No - 70, R.S. No-223, Touzi No. 3 & 5, comprised in R.S. Dag Nos.-7, under R.S. Khatian Nos.-145, under Rajpur Sonarpur Municipality, Dist - 24 Parganas and being known and numbered as 491, S. N. Ghosh Avenue, P.S.-Sonarpur .The said deed of sale was registered in the Office of the Sub-Registrar, Alipore, South 24 Parganas and entered in Book No-I, Volume No-60, pages from 410 to 416, being no- 3523, for the year-1985.

AND WHEREAS after purchased the said land the owner/vendor herein duly mutated her name in the records of Rajpur- Sonarpur Municipality, B.L.& L.R.O and Directorate of Land Records and Surveys West Bengal and the said property has been known as L.R. Dag Nos-19, L.R. Khatian no-1141, being known and numbered as holding No. - S. N. Ghosh Avenue, P.S.-Sonarpur, Ward no-26 of Rajpur - Sonarpur Municipality and constructed structure upon the said land, herein after called the said property and morefully and particularly described in Schedule hereunder below.

AND WHEREAS the vendor herein as absolute owner is lawfully seized and possessed of or otherwise well and sufficiently entitled to the land, hereditaments, as described hereunder.



District Sub-Registrar-II
Alipore, Paschim 24 Parganas
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AND WHEREAS while enjoying the said plot of land said Sabita Singha the Vendor herein, decided to sell the said ALL THAT demarcated Sali land measuring more or less 4 Cottah, 04 Chittack with katcha common passage measuring 8 Chittack, in Mouza : Elachi, J.L. No - 70, R.S. no-223, Touzi No. 3 & 5, in R.S. Dag Nos.-7, under R.S. Khatian Nos.-145, L.R. Dag Nos-19, L.R. Khatian no-1141, being known and numbered as holding no-491, S. N. Ghosh Avenue, P.S.-Sonarpur, Ward no-26, under Rajpur-Sonarpur Municipality, Dist- South 24 Parganas, free from all encumbrances and liabilities whatsoever and accordingly offered to sell the said property , fully described in the **SCHEDULE** hereunder, to the purchaser herein.

AND WHEREAS the vendor has also represented to the purchasers that she is the owner-in-possession of the said plot of land and building and is having absolute right, title and interest over the said plot of land which is absolutely marketable in nature and free from all encumbrances and liabilities and believing the representation of the vendor in respect of the said property and the purchasers being interested to purchase ALL THAT piece and parcel of demarcated land measuring about 1 Cottah 1 chittack and katcha common passage measuring 8 Chittack (be the same a little more or less), and 200 sqft. Tin Shed, in Mouza: Elachi, J.L. No - 70, R.S. No-223, Touzi Nos. 3 & 5, comprised in R.S. Dag No.7, under R.S. Khatian No.145, L.R. Dag No.19, L.R. Khatian no-1141, being known and numbered as holding No.491, S. N. Ghosh Avenue, P.S. Sonarpur, within the jurisdiction of Rajpur-Sonarpur Municipality, Ward No. 26, District 24 -Parganas (South), which is morefully and particularly described in the **SCHEDULE** hereunder written and delineated in the map of plan hereto annexed in RED colour and hereinafter for the sake of brevity referred to as the "PROPERTY HEREBY CONVEYED", free from all encumbrances and liabilities whatsoever, accepted the offer of the vendor at or for a total consideration of Rs. 4750,000/- (Rupees forty-seven lac fifty thousand only) on the terms and conditions hereunder contained.



↙
District Sub-Registrar-III
Alipore, South 24 Parganas

27 NOV 2019

NOW THIS INDENTURE WITNESSETH that in pursuance of consideration of a sum of Rs. **47,50,000/- (Rupees forty-seven lac fifty thousand only)**, which has been already paid time to time as mentioned in the memo hereunder to the Vendor and truly paid by the purchasers at or before the execution of this presents (the receipt whereof the vendor doth hereby admit and acknowledge) and of and from every part thereof doth hereby forever acquit , release and discharge the purchasers as well as the said land, the vendor doth hereby grant , convey , transfer , sell , assign and assure unto and to the use of the purchasers free from all encumbrances ALL THAT the piece or parcel of undivided undemarcated land hereditaments TOGETHERWITH all easement rights and easements MOREFULLY described in the "SCHEDULE" hereunder or HOWSOEVER otherwise the same or any part thereof now is or heretofore was situated called numbered, known described or distinguished or reputed so to be TOGETHERWITH all ways paths , common passages and benefits and advantages of all rights , liberties, water , water courses , facilities , easements , privileges , taxes , fences and appurtenances whatsoever to the said land belonging or in any way appertaining therewith or now or heretofore held , occupied or enjoyed as part and parcel or member thereof (all collectively herein referred to as the said land) and the reversion or reversions , remainder or remainders AND all the estate rights, title, interest , claim and demand whatsoever of the vendor into or upon the same and every part hereof TO HAVE AND TO HOLD the same unto and to the use of the purchasers , their respective legal heirs , executors , administrators , assigns absolutely and forever TOGETHERWITH TITLE DEEDS, writings, muniments and other evidences of TITLE AND the VENDOR do hereby covenants with the purchasers their respective legal heirs , administrators , representatives and assigns. THAT NOT WITHSTANDING any acts , deeds, or things heretofore done, executed or



District Sub-Registrar-III
Alipore, South 24 Parganas

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knowingly suffered to the contrary the VENDOR are now lawful seized and possessed of the said property free from all encumbrances , attachments or defects in title whatsoever and that the VENDOR has full power and absolute authority to sell the said property in manner aforesaid AND the purchasers shall hereafter peaceably and quietly held , possess and enjoyed the said property in Khas or through tenants without any claim or demand , whatsoever from the vendor or any person or persons claiming through under them .

AND FURTHER THAT the vendor , their successors , in interest or assigns to save ,harmless , indemnify and keep indemnified the purchasers , their respective legal heirs , administrators or assigns from or against all encumbrances , charges or equities whatsoever AND the vendor , her successors , in interest or assigns further covenants that they shall at the request and cost of the purchasers , their respective legal heirs , administrators or assigns do or execute or cause to be done executed all such lawful acts , deeds and things whatsoever for further and more perfectly conveying and assuring the said property and every part thereof in manner aforesaid according to the true intent and meaning of this deed.

"SCHEDULE" AS ABOVE REFERRED TO
(THE SAID PROPERTY)

ALL THAT piece and parcel of demarcated Sali land measuring more or less 4 Cottah 04 Chittack, Katcha common passage measuring 8 Chittack, and 200 sqft. Tin Shed, (be the same a little more or less), in Mouza : Elachi, J.L. No - 70, R.S. No-223, Touzi Nos. 3 & 5, comprised in R.S. Dag No.7, under R.S. Khatian No.145, L.R. Dag No.19, L.R. Khatian no-1141, being known and numbered as holding No.491, S. N. Ghosh Avenue, P.S. Sonarpur, within the jurisdiction of Rajpur-Sonarpur Municipality, Ward No. 26, District 24 -Parganas (South), butted and bounded as follows :

(Handwritten signature)



District Sub-Registrar-III
Alipore, South 24 Parganas

District Sub-Registrar-III
Alipore, South 24 Parganas

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ON THE NORTH : 15'-0" wide Katcha common passage ✓
ON THE EAST : R.S. Dag No. 18
ON THE SOUTH : R.S. Dag No. 8
ON THE WEST : R.S. Dag No. 7 (PART)

IN WITNESS WHEREOF the vendor has hereunto set and subscribed her respective hands and the day, month and year first above written.

SIGNED AND DELIVERED

by the VENDOR in the presence of

Witnesses:

1. Reya Kundu
19. C, Bai'sh nabghata Bye Lane,
Kolkata - 47.
2. Anupam Banerjee
309, Prince Anwar Shah Road
Kolkata - 95

Sabita Sinha

SIGNATURE OF VENDOR

SIGNED AND DELIVERED

by the PURCHASERS in the presence of

Witnesses:

1. Reya Kundu
2. Anupam Banerjee



G. K. REALTORS
Reya Kundu
Partner
G. K. ABASAN
Reya Kundu
Partner

Reya Kundu

SIGNATURE OF PURCHASERS

RECEIPT AND MEMO OF CONSIDERATION

RECEIVED of and from the withinnamed purchaser the withinmentioned sum of Rs. 47,50,000/- (Rupees forty-seven lac fifty thousand only) only being the full consideration money against selling of the property as mentioned in the "SCHEDULE" herein above and in the following memo of consideration :

Rs.47,50,000/- (Rupees Forty Seven Lakh Fifty Thousand) only



District Sub-Registrar-III
Alipora, South 24 Parganas

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MEMO OF CONSIDERATION

<u>Date</u>	<u>Bank</u>	<u>Branch</u>	<u>D/D or Cheque no.</u>	<u>Amount</u>
26.11.2019	Allahabad	Naktala	394180	Rs. 9,00,000/-
26.11.2019	Allahabad	Naktala	394181	Rs. 683334/-
26.11.2019	Allahabad	Naktala	394184	Rs. 9,00,000/-
26.11.2019	Allahabad	Naktala	394185	Rs. 683333/-
26.11.2019	Allahabad	Naktala	394190	Rs. 683333/-
26.11.2019	Allahabad	Naktala	394191	Rs. 9,00,000/-

Total Rs. 47,50,000/-

(Rupees Forty seven Lakh fifty thousand Only).

Witnesses:

1. *Reya Kundu.*

2. *Anupam Banerjee*

Sabita Sinha.

SIGNATURE OF VENDOR

As per instruction of the parties
Drafted by me.

Biplab Dey

BIPLAB DEY
Advocate
(WB/660/1992)
The City Civil Courts Bar Association
2nd Floor
2 & 3, K. S. Roy Road, Kolkata-700 001



District Sub-Registrar-III
Alipore, South 24 Parganas

27 NOV 2019

SITE PLAN OF HOLDING NO. 491, S.N.GHOSH AVENUE, WARD NO.- 26 OF R.S. DAG NO:- 7, J.L NO.- 70, R.S. NO- 223, TOUZI NOS.- 3 & 5, R.S. KHATIAN NO:- 145, L.R. DAG NO.- 19, L.R. KHATIAN NO.- 1141 IN THE MOUZA:- ELAICHI, P.S:- SONARPUR, DIST:- SOUTH 24 PGS. UNDER RAJPUR SONARPUR MUNICIPALITY

AREA OF LAND :- 4K. - 4CH. - 0SFT. (MORE OR LESS)

KATCHA COMMON PASSAGE :- 0K. - 08CH. - 0SFT. (MORE OR LESS)

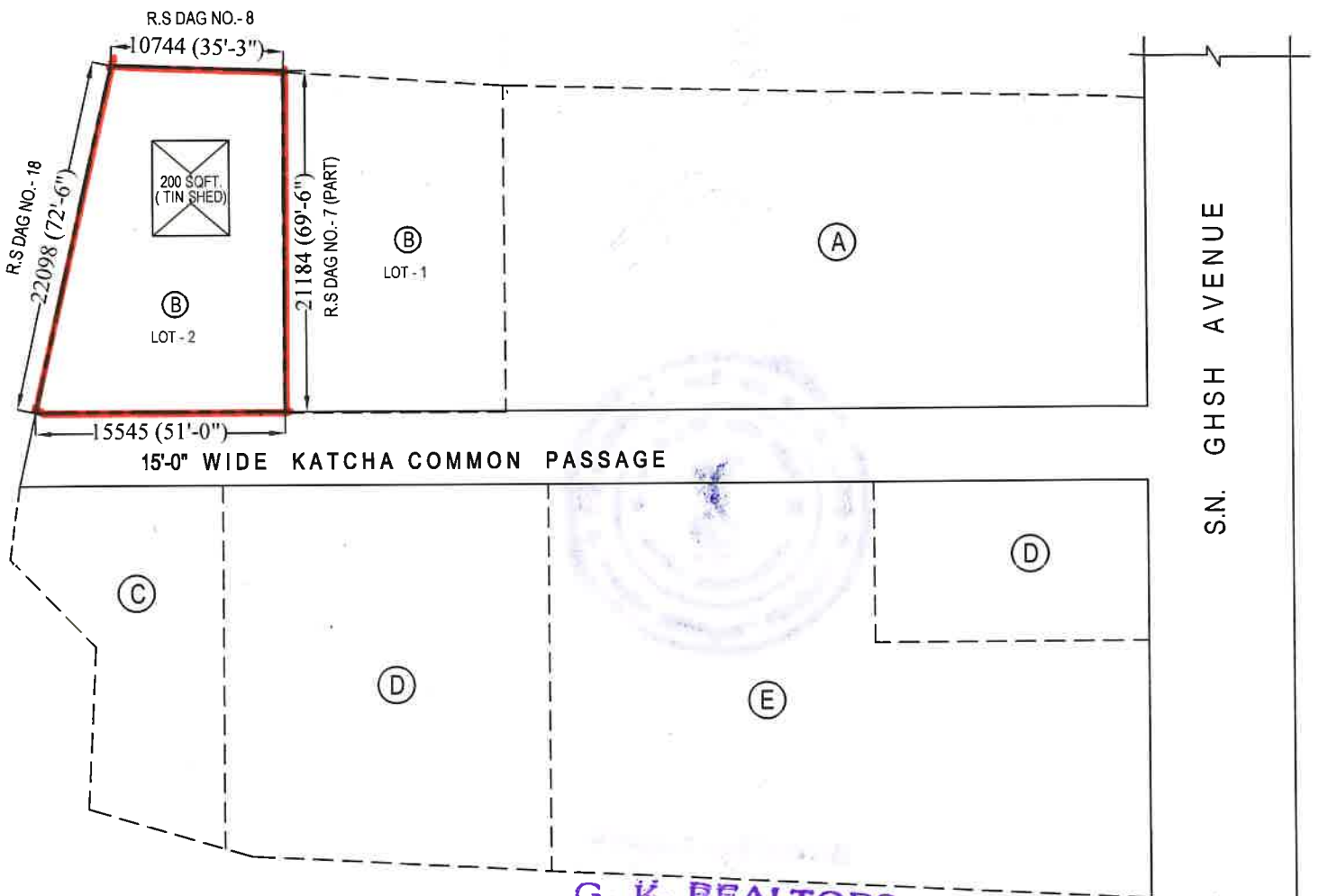
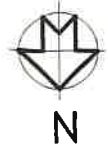
TOTAL AREA OF LAND :- 4K. - 12CH. - 0SFT. (MORE OR LESS)

STRUCTURE 200 SQFT. (TIN SHED)

N.B :- AREA OF LAND DEMARCATED BY RED BORDER

OWNER - SMT. SABITA SINHA

SCALE:- 1:400



G. K. REALTORS

Gopal Kunder

Partner

G. K. REALTORS

Rune Kunder
Partner

G. K. ABASAN

Gopal Kunder

Partner

G. K. ABASAN

Rune Kunder
Partner

Sabita Sinha

SIG. OF OWNER

Rune Kunder

SIG. OF PURCHASER



District Sub-Registrar-III
Alipore, South 24 Parganas

NOV 2019

27 NOV 2019

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SABITA SINHA
AYODHYA NATH BHATTACHARYA

10/01/1943

Permanent Account Number

BPMP57633R

Sabita Sinha
Signature



*In case this card is lost / found, kindly inform / return to
Income Tax/PAN Services Unit, IIT/ISL
Plot No. 3, Sector 11, CBD Bhopal,
New Mumbai - 400 614.*

*इस कार्ड के खोने/प्राप्त होने पर कृपया सूचना दें/वापस करें -
आयकर/पैन सेवाएँ इकाई, ए.आई.एस.एल.
प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. भोपाल,
नया मुंबई - 400 614.*

Sabita Sinha









आयकर विभाग

INCOME TAX DEPARTMENT

G K ABASAN



भारत सरकार

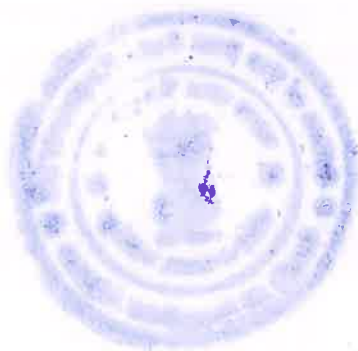
GOVT. OF INDIA

01/07/2013

Permanent Account Number

AANFG4234H

Signature





स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
AFXP7428J

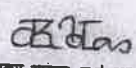


नाम /NAME
GOPAL KUNDU

पिता का नाम /FATHER'S NAME
DASARATHI KUNDU

जन्म तिथि /DATE OF BIRTH
01-01-1969

हस्ताक्षर /SIGNATURE
Gopal Kundu

आयकर आबुक्त, प.सं.-XI
COMMISSIONER OF INCOME-TAX, W.B. - XI



यान्त्रिक प्रविधिकारी को सूचित / वापस कर दें
संयुक्त आयकर आयुक्त (पद्धति एवं तकनीकी),
पी-7,
चीरंगी रववायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to
the issuing authority :
Joint Commissioner of Income-tax (Systems & Technical),
P-7,
Chowringhee Square,
Calcutta - 700 069.



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आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

RUNA KUNDU
ARUN KUMAR ROY
04/12/1973
Permanent Account Number
AKYPK5461F

Signature







ভারত সরকার
 Unique Identification Authority of India
 Government of India

ভালিকাঙ্কিতর আই ডি / Enrollment No. : 2010/60121/01338

15/12/2013

To
Tapas Halder
 তপস হালদার
 S/O: Shanti Halder
 S.B.DAS ROAD
 RAJPUR
 Rajpur Sonarpur (M)
 Rajpur, South 24 Parganas
 West Bengal - 700149



KL673039030FT
 67303903



আপনার আধার সংখ্যা / Your Aadhaar No. :

2729 0689 5985

আধার - সাধারণ মানুষের অধিকার

Tapas Halder

ভারত সরকার
 Government of India
 তপস হালদার
 Tapas Halder
 জন্মতারিখ/DOB: 22/05/1963
 লিঙ্গ / Male
2729 0689 5985




আধার - সাধারণ মানুষের অধিকার





भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India



Enrolmnt No/Enrolment No.: 2016/00588/00324

Sabita Sinha (Sabita Sinha)

W/O: Rathindra Nath Sinha, Rajpur Sonarpur(M),
South 24 Parganas,
West Bengal - 700103

Date: 07/01/2017

Your Aadhaar No/ Your Aadhaar No.:

5158 8354 4558



INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

Signature valid
Digitally signed by Sabita Sinha
IDENTIFICATION AUTHORITY OF INDIA 01
Date: 2017.01.07 12:00:06 IST

MEERA AADHAAR, MERI PEHACHAN



help@uidai.gov.in

www.uidai.gov.in

- Aadhaar is valid throughout the country.
- You need to enrol only once for Aadhaar.
- Please update your mobile number and e-mail address.
This will help you to avail various services in future.



भारत सरकार
GOVERNMENT OF INDIA



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



Sabita Sinha
DOB: 10/01/1943
Female / FEMALE



Address:
W/O: Rathindra Nath Sinha,
Rajpur Sonarpur(M), South 24
Parganas,
West Bengal - 700103

5158 8354 4558

5158 8354 4558

MEERA AADHAAR, MERI PEHACHAN

MEERA AADHAAR, MERI PEHACHAN

Sabita Sinha

Handwritten notes in the top right corner, including the number "100" and some illegible scribbles.

Faint, illegible text in the upper middle section of the page, possibly representing a header or introductory paragraph.



Handwritten text at the bottom of the page, appearing to be a signature or a date, possibly "10/3/18".



Gopal Kundu
DOB: 01/01/1969
Male / MALE

4611 9977 9795

Aadhaar-Aam Admi ka Aadhaar



Address

S/O Dasarath Kundu, 19C, BANGALUR
GHATA BYE LANE, P.S- PATULLA
S.O, Kolkata,
West Bengal - 700047



1800 300 1047





भारत सरकार
Unique Identification Authority of India

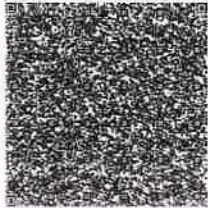
Enrolment No.: 2091/78644/00121

Download Date: 12/07/2018

To
Runa Kundu
W/O Gopal Kundu
8/1A, BAISHNABGHATA BYE LANE
Naktala
Kolkata West Bengal - 700047
9748244150

Generation Date: 25/06/2018

Signature Not Verified
Unique Identification
Authority of India
Date: 25/06/2018 14:34:53
IST



QR Code with Photograph

आपका आधार क्रमांक / Your Aadhaar No. :

3360 9007 8923

VID : 9191 0078 1469 1936

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Runa Kundu
Date of Birth/DOB: 04/12/1973
Female/FEMALE



3360 9007 8923

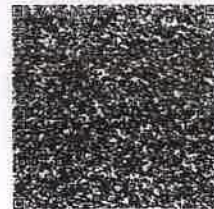
VID : 9191 0878 1469 1936

मेरा आधार, मेरी पहचान



भारत सरकार
Unique Identification Authority of India

Address:
W/O Gopal Kundu, 8/1A, BAISHNABGHATA
BYE LANE, Naktala, Kolkata,
West Bengal - 700047



QR Code with Photograph

3360 9007 8923

VID : 9191 0878 1469 1936

http://uidai.gov.in

www.uidai.gov.in

सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- **Aadhaar** is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

- आधार देश भर में मान्य है।
- आधार भविष्य में सरकारी और गैर-सरकारी सेवाओं का लाभ उठाने में उपयोगी होगा।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



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

GRN: 192019200099272071 Payment Mode: Online Payment
GRN Date: 27/11/2019 10:49:33 Bank: Allahabad Bank
BRN: 271119001976246 BRN Date: 27/11/2019 10:52:08

DEPOSITOR'S DETAILS

Id No. : 16030001807873/7/2019
[Query No./Query Year]

Name : GOPAL KUNDU
Contact No. : Mobile No. : +91 9477119049
E-mail :
Address : 19C BAISHNABGHATA BYE LANE KOLKATA700047
Applicant Name : Mr Dibakar Bhattacharjee
Office Name :
Office Address :
Status of Depositor : Buyer/Claimants
Purpose of payment / Remarks : Sale, Sale Document

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16030001807873/7/2019	Property Registration- Stamp duty	0030-02-103-003-02	323520
2	16030001807873/7/2019	Property Registration- Registration Fees	0030-03-104-001-16	54796

Total

378316

In Words : Rupees Three Lakh Seventy Eight Thousand Three Hundred Sixteen only





Major Information of the Deed

Deed No :	I-1603-03974/2019	Date of Registration	03/12/2019
Query No / Year	1603-0001807873/2019	Office where deed is registered	
Query Date	25/11/2019 3:57:07 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Dibakar Bhattacharjee High Court, Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9432111041, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 47,50,000/-	Rs. 54,74,999/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 3,28,520/- (Article:23)	Rs. 54,796/- (Article:A(1), E, M(b), H)		
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: S. N. Ghosh Avenue, Mouza: Elachi, , Ward No: 26, Holding No:491 JI No: 70, Pin Code : 700103

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-19	LR-1141	Bastu	Shali	4 Katha 12 Chatak	47,00,000/-	54,14,999/-	Width of Approach Road: 15 Ft., Adjacent to Metal Road,
Grand Total :					7.8375Dec	47,00,000 /-	54,14,999 /-	



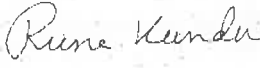
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	200 Sq Ft.	50,000/-	60,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 200 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Tin Shed, Extent of Completion: Complete					
Total :		200 sq ft	50,000 /-	60,000 /-	






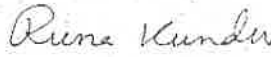
Seller Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mrs Sabita Sinha, (Alias: Mrs Sabita Singha) Daugther of Mr Ayodhya Nath Bhattacharya Executed by: Self, Date of Execution: 27/11/2019 , Admitted by: Self, Date of Admission: 27/11/2019 ,Place : Office	Photo  27/11/2019	Finger Print  LTI 27/11/2019	Signature  27/11/2019
276, S. N. Ghosh Avenue, P.O:- Narendrapur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700103 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BPPMS7633R, Aadhaar No: 51xxxxxxxx4558, Status :Individual, Executed by: Self, Date of Execution: 27/11/2019 , Admitted by: Self, Date of Admission: 27/11/2019 ,Place : Office				



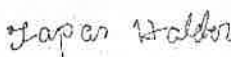
Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	G K Realtors 19T, Baishnabghata Bye Lane Now PS Netaji Nagar, P.O:- Naktala, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047 , PAN No.:: AANFG4235G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative			
2	Name Mrs Runa Kundu Wife of Mr Gopal Kundu Executed by: Self, Date of Execution: 27/11/2019 , Admitted by: Self, Date of Admission: 27/11/2019 ,Place : Office	Photo  27/11/2019	Finger Print  LTI 27/11/2019	Signature  27/11/2019
Wife of Mr Gopal Kundu Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AKYPK5461F, Aadhaar No: 33xxxxxxxx8923, Status :Individual, Executed by: Self, Date of Execution: 27/11/2019 , Admitted by: Self, Date of Admission: 27/11/2019 ,Place : Office				
3	G K Abasan 19T, Baishanbghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047 , PAN No.:: AANFG4234H,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative			

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mr Gopal Kundu (Presentant) Son of Late Dasarath Kundu Date of Execution - 27/11/2019, , Admitted by: Self, Date of Admission: 27/11/2019, Place of Admission of Execution: Office			
	Nov 27 2019 3:09PM	LTI 27/11/2019	27/11/2019	
8/1A, Baishnabghata Bye Lane Now PS Netaji Nagar, P.O:- Naktala, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFXPK7428J, Aadhaar No: 46xxxxxxxx9796 Status : Representative, Representative of : G K Realtors (as Partner), G K Abasan (as Partner)				
2	Name Mrs Runa Kundu Wife of Mr Gopal Kundu Date of Execution - 27/11/2019, , Admitted by: Self, Date of Admission: 27/11/2019, Place of Admission of Execution: Office			
	Nov 27 2019 3:12PM	LTI 27/11/2019	27/11/2019	
8/1A, Baishnabghata Bye Lane Now PS Netaji Nagar, P.O:- Naktala, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AKYPK5461F, Aadhaar No: 33xxxxxxxx8923 Status : Representative, Representative of : G K Realtors (as Partner), G K Abasan (as Partner)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Tapas Halder Son of Late Santi Halder 180, S. B. Dasoad, P.O:- Rajpur, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700149			
	27/11/2019	27/11/2019	27/11/2019
Identifier Of Mrs Sabita Sinha, Mr Gopal Kundu, Mrs Runa Kundu, Mrs Runa Kundu			

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Mrs Sabita Sinha	G K Realtors-2.6125 Dec, Mrs Runa Kundu-2.6125 Dec, G K Abasan-2.6125 Dec

Transfer of property for S1

SI.No	From	To. with area (Name-Area)
1	Mrs Sabita Sinha	G K Realtors-66.66666667 Sq Ft, Mrs Runa Kundu-66.66666667 Sq Ft, G K Abasan-66.66666667 Sq Ft

Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: S. N. Ghosh Avenue, Mouza: Elachi, , Ward No: 26, Holding No:491 JI No: 70, Pin Code : 700103

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 19, LR Khatian No:- 1141	Owner:শ্রীমতি সবিতা সিংহ, Gurdian:রশীন্দ্রনা সিং, Address:নিজ , Classification:শালি, Area:0.08000000 Acre,	Mrs Sabita Sinha

Endorsement For Deed Number : I - 160303974 / 2019

On 27-11-2019

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

Presented for registration at 13:16 hrs on 27-11-2019, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr Gopal Kundu ,

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 54,74,999/-

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

Execution is admitted on 27/11/2019 by 1. Mrs Sabita Sinha, Alias Mrs Sabita Singha, Daughter of Mr Ayodhya Nath Bhattacharya, 276, S. N. Ghosh Avenue, P.O: Narendrapur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, by caste Hindu, by Profession House wife, 2. Mrs Runa Kundu, Wife of Mr Gopal Kundu, 8/1A, Baishnabghata Bye Lane, Now PS Netajinagar, P.O: Naktala, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700047, by caste Hindu, by Profession Business

Indetified by Mr Tapas Halder, , , Son of Late Santi Halder, 180, S. B. Dasoad, P.O: Rajpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700149, by caste Hindu, by profession Business

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

Execution is admitted on 27-11-2019 by Mr Gopal Kundu, Partner, G K Realtors (Partnership Firm), 19T, Baishnabghata Bye Lane Now PS Netaji Nagar, P.O:- Naktala, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047; Partner, G K Abasan, 19T, Baishanbghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047

Indetified by Mr Tapas Halder, , , Son of Late Santi Halder, 180, S. B. Dasoad, P.O: Rajpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700149, by caste Hindu, by profession Business

Execution is admitted on 27-11-2019 by Mrs Runa Kundu, Partner, G K Realtors (Partnership Firm), 19T, Baishnabghata Bye Lane Now PS Netaji Nagar, P.O:- Naktala, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047; Partner, G K Abasan, 19T, Baishanbghata Bye Lane, P.O:- Naktala, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700047

Indetified by Mr Tapas Halder, , , Son of Late Santi Halder, 180, S. B. Dasoad, P.O: Rajpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700149, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 54,796/- (A(1) = Rs 54,750/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 54,796/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 27/11/2019 10:52AM with Govt. Ref. No: 192019200099272071 on 27-11-2019, Amount Rs: 54,796/-, Bank: Allahabad Bank (ALLA0210031), Ref. No. 271119001976246 on 27-11-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 3,28,520/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 3,23,520/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no E237411, Amount: Rs.5,000/-, Date of Purchase: 23/04/2019, Vendor name: Tapas Halder

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 27/11/2019 10:52AM with Govt. Ref. No: 192019200099272071 on 27-11-2019, Amount Rs: 3,23,520/-, Bank: Allahabad Bank (ALLA0210031), Ref. No. 271119001976246 on 27-11-2019, Head of Account 0030-02-103-003-02



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

On 03-12-2019

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.



Asish Goswami
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 1603-2019, Page from 128474 to 128497

being No 160303974 for the year 2019.



Digitally signed by ASISH GOSWAMI
Date: 2019.12.03 15:52:41 +05:30
Reason: Digital Signing of Deed.

(Asish Goswami) 03-12-2019 15:52:38

DISTRICT SUB-REGISTRAR

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

West Bengal.

(This document is digitally signed.)