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Judge, Bench
City Civil Court
Calcutta

A-1364

Collector of Calcutta
1-8-86

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THIS DEED OF CONVEYANCE made this 18th day of
thousand nine hundred and eighty six BETWEEN ORI
son of Bonbehari Bose deceased residing at No.14/1, Nandlal Bose
lane, Calcutta by religion Hindu by occupation Landholder herein
referred to as "the Vendor" (which term or expression shall



has, this day been levied under Section 40 (1) Indian Stamp Act
and his heirs, executors, successors and legal representatives)
Rs. 1200/-

and herein Part, A.H.D. SUREKHA L. JAGANNATH DEB. wife of Birendra
has been received from *Handwritten name*
of 14/1 Nandlal Bose Lane in the town of
Calcutta under Police Station Shyamprasad
and credited to Government this day under No. *Handwritten number* by religion Hindu by
occupation House-wife hereinafter called the "Purchaser"

Calcutta Calcutta,
The 22nd 7/19 86

Collector of Stamp Revenue

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Serial No. 3256
 Paid to S. Mohanlal Anand
 Calcutta Subordinate
 Treasury
 18/11/80
 Treasurer



Henry 1500
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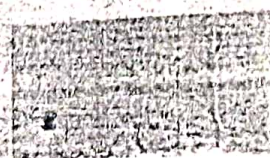
2000
 18/11/80

18/11/80
 the number 7561

Ananta Lal Bose
 4727
 Parents of
 Anant Lal Bose
 Maulabhai Bose
 Nandlal Bose
 Study Landholder
 14/11
 Case

Ananta Lal Bose
 Dea of
 Joint Class Mita
 Solicitor of Ananta
 Bose

Sucil Kumar Mukherjee
 2000
 18/11/80

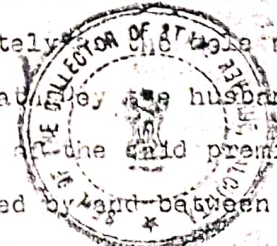


5000Rs.

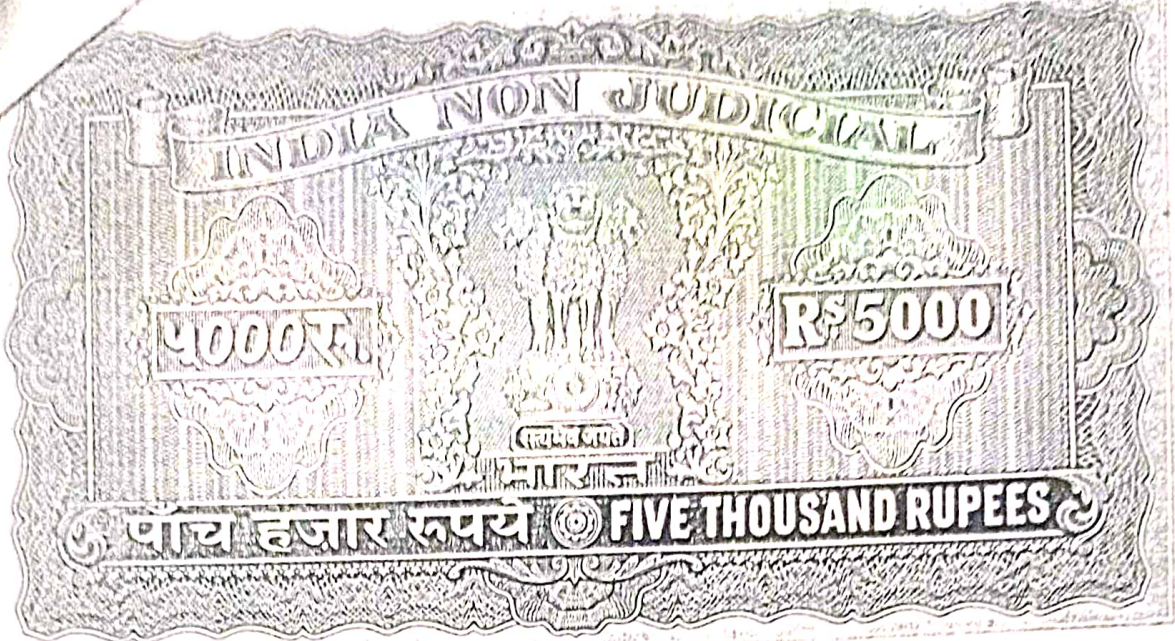


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(which term or expression shall unless otherwise excluded by or repugnant to the context be deemed to include her heirs executors administrators and legal representatives and assigns) of the Other Part. WHEREAS, the Vendor is seized and possessed of two portions of the premises No.14/1, Mandalal Bose Lane, Calcutta fully described in Parts 1 and 11 of the First Schedule hereunder written and bordered "Yellow" in the plan annexed hereto. subject to a charge for payment of a monthly sum of Rs.225/- only to Sreemati Binapani Bose widow of Late Sidhilal Bose during her life time AND WHEREAS the said Sm. Binapani Bose died on the 24th day of November 1985 and with her death the said charge in her favour stands released AND WHEREAS the Vendor is enjoying the said portions of the said premises No.14/1, Mandalal Bose Lane, Calcutta fully described in the Parts 1 and 11 of the First Schedule hereunder written freely and absolutely and exclusive owner AND WHEREAS Sri Birendra Nath Bose the husband of the Purchaser is in possession of a portion of the said premises as a monthly tenant AND WHEREAS it was agreed by and between the parties hereto that the Vendor would sell and the Purchaser would purchase the said two portions of the said premises No.14/1,

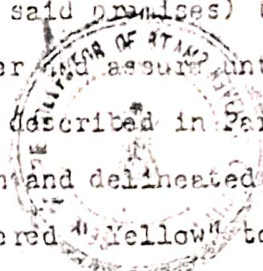


5000Rs.



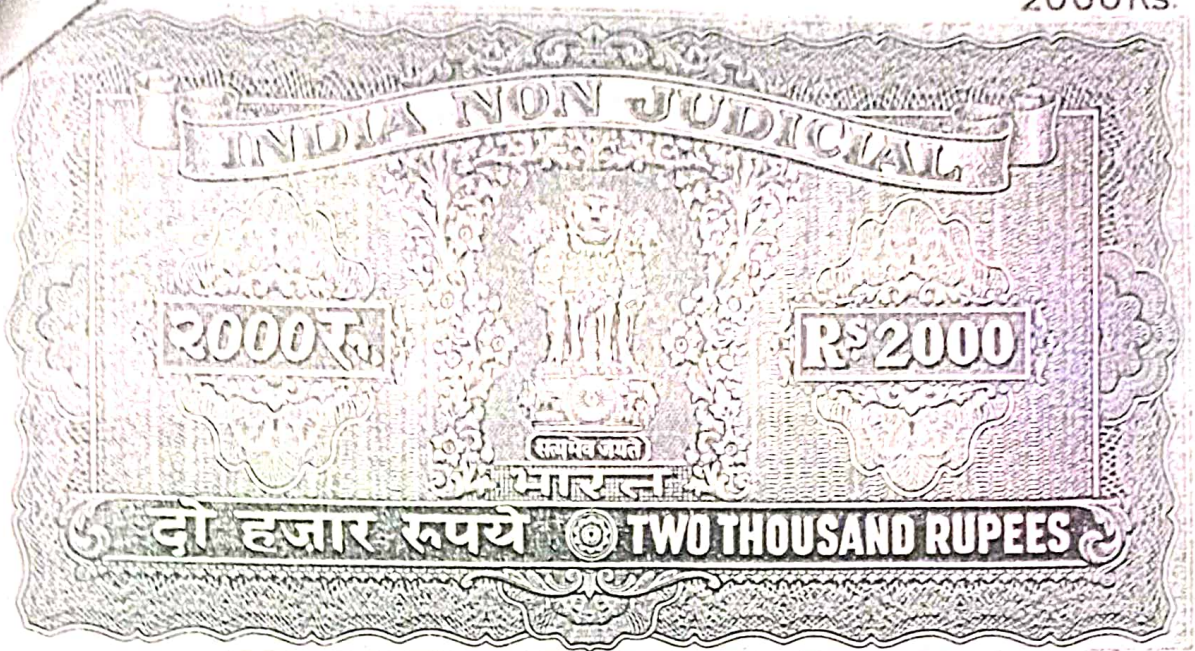
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No.14/1, Mandala Bose Lane, Calcutta being lot "C-1" and lot "A" together with right to use in common ^{the} passage fully described in the Second Schedule hereunder written and delineated in the map or plan annexed hereto and bordered "Red" at or for the price of - Rs.1,25,000/- (Rupees one lakh and twenty five thousand only) AND WHEREAS for the sake of brevity the said two portions being lot "C-1" and lot "A" of the said premises No.14/1, Mandala Bose Lane, Calcutta hereby intended to be sold conveyed and transferred ^{one} ~~is~~ hereinafter described as the said premises NOW THIS DEED WITNESSETH THAT IN PURSUANCE OF THE SAID ~~XXXX~~ AGREEMENT AND IN CONSIDERATION of the said sum of Rs.1,25,000/- (Rupees one lakh and twenty-five thousand only) on or before the execution of these presents to the Vendor paid by the Purchaser (the receipt whereof the Vendor doth hereby acknowledge and of and from the same doth hereby release exonerate and acquit the Purchaser and the said premises) the Vendor doth hereby grant convey sell transfer ^{and assure} unto the Purchaser All that the said premises fully described in Part 1 and 2 of the First Schedule hereunder written and delineated in the map or plan annexed hereto and therein bordered "Yellow" together



with

2000Rs.



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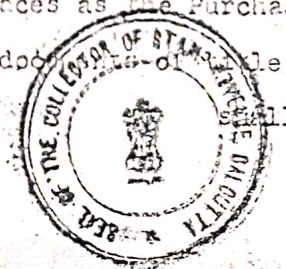
With the right to use in common of the passage fully and more particularly described in the Second Schedule be reunder written together with all his rights claims demands and interests in the buildings yards court yards drains water water courses sewers liberties privileges easements and appurtenances whatsoever to the said premises belonging to or in anywise appertaining or usually held or occupied therewith or belonging or appurtanant thereto and all the estate right title and interest claim and demand whatsoever of the Vendor into and upon the said premises and every part thereof TO HAVE AND TO HOLD the said premises hereby granted and conveyed or expressed so to be unto and to the use of the purchaser AND the Vendor doth hereby covenant with the Purchaser that notwithstanding any act, deed or thing by the said Vendor done executed or suffered to the contrary, the Vendor now hath good right to grant convey and transfer the said premises hereby granted transferred and conveyed or expressed or intended so to be unto and to the use of the said Purchaser and that the Purchaser shall at all times hereafter peaceably and quietly possess and enjoy the said premises and receive all rents issues and profits thereof without

any

500RS.



any lawful suit, eviction, claim or demand whatsoever from or by the Vendor or any person having or lawfully or equitably claiming from under or in trust for him and that free from all encumbrances whatsoever made or suffered by the Vendor or any person or persons lawfully or equitably claiming as aforesaid AND further that he the Vendor and all persons having or lawfully or equitably claiming any estate or interest in the said premises or any part thereof from under or in trust for the Vendor shall and will at the request and costs of the Purchaser do and execute or cause to be done and executed all such acts deeds and things for further and more perfectly assuring the said premises and every part thereof unto and to the use of the Purchaser as shall or may reasonably be required and that he the Vendor shall preserve all documents of title in respect of the said premises in a safe and sound manner so as to be produced at the request and costs of the Purchaser to the Purchaser at such other place or places as the Purchaser may lawfully and reasonably require all such documents shall



60 Rs.



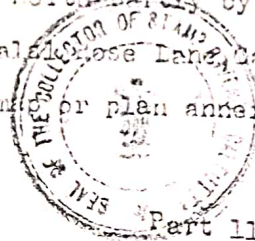
-6-

Shri shall permit and allow the Purchaser and her representatives at like request and costs to make copies of all such documents of title and to take extract thereof.

The First Schedule above referred to:

Part -1

All That two storied brick built messuage house and tenements together with piece or parcel of land containing an area of Two Cottaks one Chittacks and twelve square feet be the same a little more or less being demarcated portion of premises No. 14/1, Mandalal Bose Lane (Lot " C-1") Police Station Shyampukur in Sutanutty in the North Division of the town of Calcutta and butted and bounded on the East by premises No. 65/4, Baghbazer Street, Calcutta on the West by portion of premises No. 14/1, Mandalal Bose Lane, Calcutta owned by the Purchaser being Lot "B" of the said premises on the South by portion of premises No. 14/1, Mandalal Bose Lane, Calcutta owned by the Purchaser being Lot "D" of the said premises and on the North partly by Lot "C-2" of the said premises No. 14/1, Mandalal Bose Lane, Calcutta and partly ^{by} passage ^{cut} delineated in the ^{map} or plan annexed hereto and therein bordered " Yellow".





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Part ----- 11

All that one 5t ried brick built messuage house and tenements with Asbestos shed together with piece or parcel of land containing an area of Twelve Chittacks and twenty four square feet be the same a little more or less being another demarcated portion of premises No.14/1, Mandadal Bose Lane Police Station Chyampukur in Sutanutty in the North Division of the town of Calcutta (Lot "A" of premises No.14/1, Mandadal Bose Lane, Calcutta) and butted and bounded on the East by Lot "B" of premises No.14/1, Mandadal Bose Lane on the West by premises No.16B, Mandadal Bose Lane, Calcutta on the South by Common Passage and on the North by Common Passage and delineated in the map or plan annexed hereto and therein bordered " Yellow "

The Second Schedule above referred to:

All that piece and parcel of land intended to be used as Common Passage being a portion of the premises No.14/1, Mandadal Bose Lane in Sutanutty in the North Division of the town of Calcutta and butted and bounded on the North by Common Passage and thereafter Lot "E" of premises No.14/1, Mandadal Bose Lane, Calcutta on the East by Lot " C-2" of premises No.14/1, Mandadal Bose Lane on the South

by

by Lot "C-1" of the said premises and on the West by Lot "E" of the said premises and delineated in the map or plan annexed hereto and thereon shown in "Green" colour.

IN WITNESS WHEREOF the Vendor hath hereunto set and subscribe his hand and seal the day month and year first above written.

Signed Sealed and Delivered at
Calcutta by the Vendor in the
presence of:

Anand Lal Bose

Sunilkumar Mitra
Solicitor & Advocate
Calcutta

H. D. Meher
Advocate, High Court.



RECEIVED from the within named Purchaser the within mentioned sum of Rs. 1,25,000/- (Rupees One Lakh and twenty five thousand only) being the full and final satisfaction of the consideration money as per memo below:

Memo. of Consideration.

By earnest money paid on 25.9.85 at the time of execution of the Agreement for Sale - Rs. 10,001/-

By Bank draft NO. 887674 dated 17.6.86 cr. United Bank of India, Begbazar Branch, Calcutta drawn in favour of Sri Arundel Bose - Rs. 85,000/-

By two hundred and ninety nine ^{pieces of} P.B.I. notes of Rupees one hundred each - Rs. 29,900/-

By nine ^{pieces of} P.B.I. notes of Rupees ten each - Rs. 90/-

By Small coin - - - - - Rs. 9/-

Total Rs. 1,25,000/-

Total Rupees one lakh and twenty five thousand only)

Witnesses:

Smita Ghosh

Arundel Bose

H. Brahmachari
Advocate



Drafted by H. Brahmachari
Advocate

Handwritten notes in the top left corner, including a circled signature and some illegible text.

Dated this the 16th day of September 1937

B 7- cl a

From ANANTALAL

SR: ... Vendor

to

SR: ... Purch



For [Signature] 16-9-37

201.7.1.1.1.1.1

Re: Portion left, lot "B-1" and "C" premises No. 14/1, Pandalarose Calcutta



Handwritten text below the bottom stamp.

Sri Ganigopani ... Advocate 13, Old Post Office Calcutta 1