

5738/2023

I- 5763/23

भारतीय गैर न्यायिक

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रुपये
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TEN
RUPEES
Rs.10

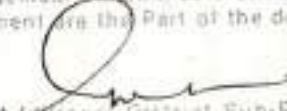
INDIA NON JUDICIAL

पश्चिम बंगाल WEST BENGAL

49AB 861343

29/11/23
11:50 am
2/28/3932/23
Additional District Sub-Registrar
Kadambaguchi, North 24 Pgs

Certified that the document is admitted in registration. The signature sheet/sheets and the endorsement sheet/sheets attached with this document are the Part of the document


Additional District Sub-Registrar
Kadambaguchi, North 24-Pgs

29 NOV 2023

DEED OF CONVEYANCE

THIS INDENTURE made on this the 29th day of ~~Nov~~ 2023
(Two thousand twenty three) of the Christian Era.

18 DEC 2020

4168

নাম / ঠিকানা S. Baradhan Adh. Court Kot.
ইন্সপেক্টর ডেপুটি হো অসীম দাস
হাসিন্দার এ. ডি. এস. আর. অফিস
কলিকাতা মেয়রী, ১৯২৪ পটলমুখ

উক্তি নং _____ প্রকরণ পত্রিকা _____ তার _____

স্বাক্ষর Asheem Dm.



Champak Sarkar
S/o Lt. Debendra Nath Sarkar
Dakshin Chattr,
N. 24 Pgs.
pin 34 32 47
occu. professional.

Additional District Sub-Registrar
Kadambagachi, North 24 Pgs.

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BETWEEN

1. SRI AJOY KUMAR DAS, PAN-AJCPD9658E, Voter ID No.WB/13/090/054836, Aadhaar No.4742 8055 7780, son of Late Kumar Krishna Das, residing at Barbaria, Jagannathpur, P.O. Jagannathpur, P.S. Barasat at present Duttapukur Dist. North 24 Parganas, Kolkata-700126, **2. SRI SOMNATH DAS**, PAN-ADGPD9395J, Voter ID No.RXC0769273, Aadhaar No.4344 1261 8673, son of Late Kumar Krishna Das, residing at 15E, Hari Mohan Dutta Road, Dum Dum Cantonment, P.O. Dum Dum, P.S. Dum Dum, Dist. North 24 Parganas, Kolkata-700028, **3. SRI SUBRATA DAS**, PAN-AEBPD2988K, VOTER ID NO WB/22/159/357251, Aadhaar No. 3891 7689 4053, son of Late Kumar Krishna Das, residing at Flat No. 5A, Orchid Towers, 33/1A, Kakurgachi Road, P.O. Kakurgachi, P.S. Manicktala, Kolkata-700054, **4. SRI SHYAMAL KUMAR DAS**, PAN-AVYPD2152K, voter ID No. WB/22/160/444147, Aadhaar No. 5213 1966 5071, son of Late Kumar Krishna Das, residing at 14, Banamali Chatterjee Street, Cossipore, P.O. & P.S. Cossipore, Kolkata-700002, **5. SRI SUBIR KUMAR DAS**, PAN-ADGPD9415K, Voter ID No. BGN2160299, Aadhaar No. 5006 8860 0907, son of Late Kumar Krishna Das, residing at 14, Banamali Chatterjee Street, Tala Circular Station, Tala, VTC Cossipore, P.O. & P.S. Cossipore, Kolkata-700002, all by Faith-Hindu, by Nationality Indian, by Occupation Business, hereinafter called and referred to as the VENDORS (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include their heirs, successors, executors, administrators, legal representatives and assigns) of the ONE PART.

AND

SRI SWAPAN KUMAR DAS, PAN-ADGPD9394K, Voter ID No.WB/20/138/669145, Aadhaar No.3600 8542 9860, son of Late Kumar Krishna Das, residing at 15E, Hari Mohan Dutta Road, Dum Dum Cantonment, P.O. Dum Dum, P.S. Dum Dum, Dist. North 24 Parganas, Kolkata-700028, by Faith-Hindu, by Nationality Indian, by Occupation Business, hereinafter called and referred to as the PURCHASER (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, successors, executors, administrators, legal representatives and assigns) of the OTHER PART.

WHEREAS all that piece and parcel of land measuring an area 11 bigha 13 cottah 25 sq.ft. more or less, comprised in Dag No. 2690, 2705, 2706 and others under R.S. Khatian No. 805, 805/1,888 and others, situated at **Mouza Barbaria**, J.L. No.8, Re.Sa. No.24, Touzi



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No.146, under P.S. Barasat at present Duttapukur, within the jurisdiction of ADSR Kadambagachi, under the limits of Paschim Khilkapur Gram Panchayet, in the Dist. of North 24 Pargnas was purchased by Kumar Krishna Das, the father of the present vendor & vendee by virtue of a deed of conveyance dated 03-05-1962, registered in the office of SR Barasat, being No. 4955 from one Dulal Chandra Karmakar, by virtue of a deed of conveyance on the same date & same office being No. 4956 from one Azahar Mondal & others, by virtue of a deed of conveyance dated 04-05-1962, registered in the office of SR Barasat, being No. 5048 from Usman Mondal, by virtue of a deed of conveyance dated 05-05-1962, registered in the office of SR Barasat, being No. 5118 from Ambat Ali Mondal, by virtue of a deed of conveyance on the same date & same office being No. 5119 from Jamat Ali Mondal, by virtue of a deed of conveyance dated 05-05-1962, registered in the office of SR Barasat, being No. 5122 from Hazer Mistri, by virtue of a deed of conveyance on the same date & same office being No. 5125 from one Muchiram Mondal, by virtue of a deed of conveyance dated 09-05-1962, registered in the office of SR Barasat, being No. 5177 from one Jamat Ali Mondal, by virtue of a deed of conveyance dated 12-05-1962, registered in the office of SR Barasat, being No. 5516 from one Mowla Box Mondal, by virtue of a deed of conveyance dated 18-06-1962, registered in the office of SR Barasat, being No. 7356 from Sunitya Lal Das, by virtue of a deed of conveyance dated 26-06-1962, registered in the office of SR Barasat, being No. 7715 from Gopal Chandra Mondal, by virtue of a deed of conveyance dated 11-08-1962, registered in the office of SR Barasat, being No. 9188 from Sadhan Chandra Mondal, by virtue of a deed of conveyance dated 11-09-1963 registered in the office of SR Barasat, being No. 11870 from Bimalendu Chattopadhyay, by virtue of a deed of conveyance dated 13-09-1963 registered in the office of SR Barasat, being No. 11608 from Sunitya Lal Das and by virtue of a deed of conveyance dated 23-03-1966 registered in the office of SR Barasat, being No. 4343 from Uma Bala Dashi and absolutely seized and possessed thereon.

AND WHEREAS while in peaceful possession, said Kumar Krishna Das recorded his name in the record of B.L.&L.R.O. under L.R. Khatian No. 457 and absolutely seized and possessed thereon.



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AND WHEREAS while in peaceful possession, said Kumar Krishna Das executed a WILL in favour of Subrata Das, Somnath Das, Swapan Kumar Das, Shyamal Kumar Das, Subir Kumar Das & Ajay Kumar Das and the said WILL was registered on 14-06-1979, registered in the office of the additional district sub registrar at Sealdah, being No. 39 of 1979 and thereafter said Kumar Krishna Das died on 24-07-1985 and the Probate of the said WILL was granted by Ld. Kolkata High Court on 24-02-1987, case no-23 of 1987.

AND WHEREAS as per the terms and conditions of the said WILL being No.39 of 1979, the present vendors & purchaser became the absolute owners of the said land as above and absolutely seized and possessed thereon.

AND WHEREAS while in peaceful possession, the present vendors & purchaser amicably partitioned their landed properties by virtue of a deed of partition dated 31-08-1992, registered in the office of the Sub Registrar at Barasat, being No. 9647 and took possession in their own allocated portion as per said partition deed.

AND WHEREAS as per said partition deed, the present vendor No.1 became the absolute owner of 38 cottahs 05 chittacks 01 sq.ft., vendor No.2 became the absolute owner of 38 cottahs 04 chittacks 41 sq.ft., vendor No.3 became the absolute owner of 38 cottahs 04 chittacks 44 sq.ft., vendor No.4 became the absolute owner of 38 cottahs 04 chittacks 44 sq.ft., vendor No.5 became the absolute owner of 38 cottahs 05 chittacks 26 sq.ft. and the purchaser became the absolute owner of 38 cottahs 06 chittacks 04 sq.ft. of land and absolutely seized and possessed their owned allocated portion of land.

AND WHEREAS by virtue of the said partition remaining 10 decimals land out of 104 decimals land in Dag No. 2690 all said vendors and the purchaser are the joint owners and have been seized and possessed thereon free from all encumbrances, liens, charges, mortgages whatsoever and **they have** every right to sell or any kind of transfer the same.

AND WHEREAS the present vendors herein agreed to sell the land measuring an area **1.875 decimals** of **2.25 decimals** out of **10 decimals** except the purchaser's share **0.375** decimals in the said plot, which is more fully described in the **schedule** hereunder written at or for the consideration of **Rs. 20,11,665/-** only.



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AND WHEREAS knowing the proposal of declaration the purchaser is intended to purchase the said **land** as mentioned above more fully described in the schedule hereunder written **at the same price as above.**

NOW THIS CONVEYANCE WITNESSETHHas follows:

That in pursuant of the said consideration of **Rs. 20,11,665/-** only truly paid by the purchaser to the Vendors (the receipt whereof the vendors doth hereby admit and acknowledge), the vendors do hereby grant, convey, sell, assign assure unto and in favour of the purchaser ALL THAT the said **land** more fully described in the schedule hereunder written absolutely and forever TOGETHERWITH the **land** or ground whereupon or on part whereof the same is situated along with benefits and advantages, liberties, easements privileges, appendages and appurtenances whatsoever to the said property or any part thereof belonging or in anywise appertaining to or with the same or any part thereof usually held, used, occupied or enjoyed or reputed to belong or be appurtenant thereto AND the reversion and reversions, remainder and remainders, rents, issues and profits thereof and of every part thereof together furthermore all the estate, right, title, inheritance, use, trust, property, claim, and demand whatsoever both at law and in equity of the Vendors into and upon the said property or every part thereof AND all deeds, pattas, muniments, writings and evidences of title which in anywise relate to the said property or any part or parcel thereof and which now are or hereafter shall or may be in the custody, power or possession of the Vendors, **their** heirs, executors, administrators or representatives or any persons from whom he or they can or may procure the same without action or suit at law or in equity TO ENTER INTO AND HAVE HOLD OWN POSSESS AND ENJOY the said property and every part thereof hereby granted, sold, conveyed and transferred or expressed and intended so to be with **their** rights, members and appurtenances unto and to the use of the purchaser **his** heirs, executors, administrators, representatives and assigns forever freed and discharged from or otherwise by the Vendors well and sufficiently indemnified of and against all encumbrances, claims, liens etc. whatsoever created or suffered by the Vendors from these presents AND the Vendors do hereby for **themselves, their** heirs, executors, administrators, representatives covenant with the purchaser, **his** heirs, executors, administrators, representatives and assigns, THAT notwithstanding any act, deed or thing whatsoever, by the Vendors or by any of their



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predecessors and ancestors in title, done or executed or knowingly suffered to the contrary they the Vendors had at all material times heretofore and now has good right, full power, absolute authority and indefeasible title to grant, sell, convey, transfer, assign and assure the said property hereby granted, sold, conveyed and transferred or expressed or intended so to be, unto and to the use of the purchaser **his** heirs, executors, administrators, representatives and assigns shall and may at all times hereafter peaceably and quietly enter into hold, possess and enjoy the said property and every part thereof and receive the rents, issues and profits thereof, without any lawful eviction, hinder and interruption, disturbance, claim or demand whatsoever from or by the Vendors or any person or persons lawfully or equitably claiming any right or estate thereof from under or in trust for **them** or from or under any of **their** ancestors or predecessors in title AND THAT free and clear and freely and clearly absolutely acquitted, exonerated and released or otherwise by and at the costs and expenses of the Vendors well and sufficiently save indemnified of from and against all and all manner of claims, charges, liens, debts, attachments and encumbrances whatsoever made or suffered by the Vendors or any of **their** ancestors or predecessors in title or any person or persons lawfully or equitably claiming as aforesaid AND FURTHER THAT the Vendors and all persons having or lawfully or equitably claiming any estate or interest whatsoever in the said property or any part thereof from under or in trust for **his** the Vendors or from or under any of **their** predecessors and ancestors in title shall and will from time to time and at all times hereafter at the request and costs of the purchaser **his** heirs, executors, administrators, representatives and assigns do and execute or cause to be done and executed all such acts, deeds and things whatsoever for further better and more perfectly assuring the said property and every part thereof unto and to the use of the purchaser **his** heirs, executors, administrators, representatives and assigns according to the true intend and meaning of these presents as shall or may be reasonably required AND FURTHER MORE THAT the Vendors and **their** heirs, executors, administrative shall all times hereafter indemnify and keep indemnified the purchaser **his** heirs, executors, administrators, representatives and assigns against loss, damages, costs, charges and expenses, if any, suffered by reason of any defect in the title of the Vendors or any breach of covenants hereinunder contained.



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2. The vendors do hereby conveyed with the purchaser as follows :—

- i) The vendors **have** good rights and full power to sell out the aforesaid property in favour of the purchaser in manner aforesaid.
- ii) The said piece and parcel of **land** is free from all charges, impendence attachments mortgages or any other encumbrances whatsoever.
- iii) The purchaser shall may at all times hereinafter enter upon enjoy and possess the said piece and parcel of **land** and every part thereof and receive the rents issues and profits thereof without any lawful eviction or interruption from the vendors or any person claiming through under or in trust for the vendors.
- iv) The purchaser **is** entitled to mutate **his** name in the record of rights in recent settlement **or Panchayet** by virtue of this deed of conveyance and entitled to pay rents & taxes to the collectorate & appropriate authority concerned.
- v) The vendors will at all times hereinafter upon every reasonable request and cost of the purchaser does or cause to be done all such acts and things as may be required for further and/or better assuring to the purchaser in respect of the said property.
- vi) If in future any defect or mistake is found in respect of the property more fully described in the schedule of this indenture in that case necessary rectification deed or deeds of declaration will be executed and registered at the cost of the purchaser with the request of the purchaser by the vendors or **their** representatives.
- vii) If due to any defect of the right, title and interest of the vendors in respect of the property described in the schedule, the purchaser **is** dispossessed from the property, the vendors or **their** heirs, will be liable to return the entire sell price together with interest and compensation or punishment as would be determined by a competent Court from the date of dispossession of the purchaser.

3. PROVIDE ALWAYS that the expression VENDORS hereinbefore used which expression shall unless excluded by or repugnant to the context be deemed to mean and include **their** heirs, successors, executors, administrators, legal representatives



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and assigns and the expression PURCHASER also hereinbefore used which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, successors, executors, administrators, legal representatives and assigns.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of **Shali** land measuring an area **1.875decimals** of **2.25 decimals** out of 10 decimals except the purchaser's share 0.375 decimals in the said plot, comprised in **R.S. & L.R. Dag No.2690**, under R.S. Khatian No. 805, L.R. Khatian No.457, situated at **Mouza Barbaria**, J.L. No.8, Re.Sa. No.24, Touzi No.146, under P.S. Barasat at present Duttapukur, within the jurisdiction of ADSR Kadambagachi, under the limits of Paschim Khilkapur Gram Panchayet, in the Dist. of North 24 Parganas. The annual rent of the transferred property is payable to the landlord, the Govt. of West Bengal represented by the collector of District North 24 Parganas in accordance with the W.B. Land Holding Revenue Act. The transferred land is shown in the sketch map annexed hereto with RED Ink bordered which is butted and bounded by:

ON THE NORTH	:	Land of Swapan Kumar Das.
ON THE SOUTH	:	Land of M/s B Das.
ON THE EAST	:	Dag No. 2690
ON THE WEST	:	Dag No. 2687

The annexed sketch map, photographs and finger prints of the parties in separate sheets annexed herewith will do form as the part of this deed of conveyance.

IN WITNESS WHEREOF the parties subscribed their respective hands on the day, month and year first above written.



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SIGNED, SEALED AND DELIVERED
in presence of :—

WITNESSES

- 1) Swapam Baidya.
30/1, H.I. Road.
Kolkata - 700065
- 2) Champak Sarkar
Dakshin Chitra,
H. 24 pgs.

Agay Kumar Das
Sumanth Das
Subrata Das (Subrata Das)

Shyamal Kumar Das
Rishi Kumar Das

Signature of the Vendors

Swapam Kumar Das
Signature of the purchaser

Drafted by as per information given by both the parties

Swapam Baidya
Advocate
High Court, Kolkata
F-83/79 of 1986

Composed by :

S. Adhikary
S. Adhikary

Barasat Court



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MEMO OF CONSIDERATION

RECEIVED Rs. 20,11,665/- only from the within named purchaser being the consideration money of this indenture in the following manner.

Date	Name of Bank	In favour of	DD/Chq. No.	Amount (Rs.)
29.11.23	BOB	Ajoy Kumar Das	000076	Rs.4,02,333.00
29.11.23	BOB	Somnath Das	000078	Rs.4,02,333.00
29.11.23	BOB	Subrata Das	000079	Rs.4,02,333.00
29.11.23	BOB	Shyamal Kumar Das	000074	Rs.4,02,333.00
29.11.23	BOB	Subir Kumar Das	000075	Rs.4,02,333.00
Total	Rs. 20,11,665/- Rupees Twenty Lacs Eleven Thousand Six Hundred Sixty Five) only			

SIGNED & DELIVERED

in presence of following

witnesses :

1. Swapam Bandyopadhyay

2. Champak Sarkar

Ajoy Kumar Das
Somnath Das
Subrata Das (Subrata Das)
Shyamal Kumar Das
Subir Kumar Das

Signature of the VENDORS



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SPECIMEN FORM FOR TEN FINGERPRINTS



Aping Kumar Das

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



Samir Das

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



Anand Kumar

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



Anand Kumar

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



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1

Thumb 1st finger middle finger ring finger small finger

 <i>Subir Kumar Das</i>	left hand					
	right hand					

Name SUBIR KUMAR Das.
 Signature *Subir Kumar Das*

Thumb 1st finger middle finger ring finger small finger

 <i>Swapam Kumar Das</i>	left hand					
	right hand					

Name Swapam Kumar Das
 Signature *Swapam Kumar Das*

Thumb 1st finger middle finger ring finger small finger

PHOTO	left hand					
	right hand					

Name.....
 Signature.....



Additional District Sub-Registrar
Kadambagachi, North 24 Pgs.

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Government of West Bengal GRIPS 2.0 Acknowledgement Receipt Payment Summary



281120232029870625

GRIPS Payment Detail

GRIPS Payment ID:	281120232029870625	Payment Init. Date:	28/11/2023 19:54:41
Total Amount:	80491	No of GRN:	1
Bank/Gateway:	SBI EPay	Payment Mode:	SBI Epay
BRN:	9206594725632	BRN Date:	28/11/2023 19:55:54
Payment Status:	Successful	Payment Init. From:	Department Portal

Depositor Details

Depositor's Name:	Mr SWAPAN BARDHAN
Mobile:	7711994494

Payment(GRN) Details

Sl. No.	GRN	Department	Amount (₹)
1	192023240298706268	Directorate of Registration & Stamp Revenue	80491
Total			80491

IN WORDS: EIGHTY THOUSAND FOUR HUNDRED NINETY ONE ONLY.

DISCLAIMER: This is an Acknowledgement Receipt, please refer the respective e-challan from the pages below.



Department of the Interior Geological Survey Water Resources Division

UNITED STATES OF AMERICA
 GEOLOGICAL SURVEY

Name of Project		Date of Report		Author	
1. Name of Project		2. Date of Report		3. Author	
4. Title of Project		5. Date of Report		6. Author	
7. Title of Project		8. Date of Report		9. Author	
10. Title of Project		11. Date of Report		12. Author	
13. Title of Project		14. Date of Report		15. Author	
16. Title of Project		17. Date of Report		18. Author	
19. Title of Project		20. Date of Report		21. Author	
22. Title of Project		23. Date of Report		24. Author	
25. Title of Project		26. Date of Report		27. Author	
28. Title of Project		29. Date of Report		30. Author	
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40. Title of Project		41. Date of Report		42. Author	
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292. Title of Project		293. Date of Report			



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



192023240298706268

GRN Details

GRN:	192023240298706268	Payment Mode:	SBI Epay
GRN Date:	28/11/2023 19:54:41	Bank/Gateway:	SBlePay Payment Gateway
BRN :	9206594725632	BRN Date:	28/11/2023 19:55:54
Gateway Ref ID:	20233240768060	Method:	State Bank of India New PG CC
GRIPS Payment ID:	281120232029870625	Payment Init. Date:	28/11/2023 19:54:41
Payment Status:	Successful	Payment Ref. No:	2002813932/6/2023
			[Query No*/Query Year]

Depositor Details

Depositor's Name:	Mr SWAPAN BARDHAN
Address:	97 B Harish Mukherjee Road, Thana : Bhawanipore, District : South 24-Parganas, WEST BENGAL
Mobile:	7711994494
E-Mail:	operations@westroad.in
Period From (dd/mm/yyyy):	28/11/2023
Period To (dd/mm/yyyy):	28/11/2023
Payment Ref ID:	2002813932/6/2023
Dept Ref ID/DRN:	2002813932/6/2023

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2002813932/6/2023	Property Registration- Stamp duty	0030-02-103-003-02	60360
2	2002813932/6/2023	Property Registration- Registration Fees	0030-03-104-001-16	20131
Total				80491

IN WORDS: EIGHTY THOUSAND FOUR HUNDRED NINETY ONE ONLY.

Government of Karnataka Department of Agriculture Bangalore

The Government of Karnataka, Department of Agriculture, Bangalore, is pleased to inform you that the following information is being furnished for your reference:

The Government of Karnataka, Department of Agriculture, Bangalore, is pleased to inform you that the following information is being furnished for your reference:

Sl. No.	Name of the Officer	Designation
1	Mr. A. B. C.	Joint Secretary
2	Mr. D. E. F.	Deputy Secretary
3	Mr. G. H. I.	Joint Secretary
4	Mr. J. K. L.	Deputy Secretary
5	Mr. M. N. O.	Joint Secretary
6	Mr. P. Q. R.	Deputy Secretary
7	Mr. S. T. U.	Joint Secretary
8	Mr. V. W. X.	Deputy Secretary
9	Mr. Y. Z. A.	Joint Secretary
10	Mr. B. C. D.	Deputy Secretary

Yours faithfully,
 (Signature)

জেলা- উত্তর ২৪ পরগণা খতিয়ান নং- ৪৫৭

[১৫০২০০৮]

মৌজা- বড় বড়িয়া

জে.এল.নং- ৮

থানা- দত্তপুকুর



(১) রাজস্ব- ০.০০ টাকা

(২) জমির পরিমান(এ)- ৫.০৪

(৩) মোট দাগের সংখ্যা- ৩৭

	(৪) অগ্রস্বত্বের দখলকারের বিবরণ	(৫) স্বত্ব	(৬) মন্তব্য
নাম-	কুমার কৃষ্ণ দাস	রায়ত	
পিতা-	মীতানন্দ দাস		
ঠিকানা-	১৪ নং বনমালী চাটাজী ট্রাট কলিকাতা---		

দাগ নং	জমির প্রেনী	মন্তব্য	দাগের মোট পরিমান(এ)	দাগের মধ্যে অগ্রস্বত্বের অংশ	দাগের মধ্যে অগ্রস্বত্বের জমির অংশের পরিমান একর হেক্টর
২৬৮৪/৩৯৫৭	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য	গত খং নং - ২০১১,৩১৩৪ হস্তান্তরের ধরণ - রে: ক: মূলে	০.১৪	০.২১৯৩	০.০৩
২৬৮৫	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য	গত খং নং - ২০১১,৩১৩৪ হস্তান্তরের ধরণ - রে: ক: মূলে	০.২৮	০.৮৬০৪	০.২৫
২৬৮৬	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য	গত খং নং - ৩১৩৪ হস্তান্তরের ধরণ - রে: ক: মূলে	০.২৮	০.০৬১৯	০.০২
২৬৮৭	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য	গত খং নং - ৩১৩৪ হস্তান্তরের ধরণ - রে: ক: মূলে	০.১০	০.০৯৫০	০.০১
২৬৮৮/৩৯৫৮	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য	গত খং নং - ৩১৩৪ হস্তান্তরের ধরণ - রে: ক: মূলে	০.১৯	০.১৬৩৮	০.০৩
২৬৮৯	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য	গত খং নং - ৩১৩৪ হস্তান্তরের ধরণ - রে: ক: মূলে	০.১৬	০.১৪৭৫	০.০২
২৬৯০	শালি/ইটখোলা ৪(২ক,২খ) ধারা প্রযোজ্য		১.০৪	০.৮২৭৯	০.৮৬



জেলা- উত্তর ২৪ পরগণা খতিয়ান নং- ৪৫৭

[১৪০২০০৮]



মৌজা- বড় বড়িয়া জে.এল.নং- ৮

খানা- দত্তপুকুর

(১) রাজস্ব- ০.০০ টাকা

(২) জমির পরিমান(এ)- ৫.০৪

(৩) মোট দাগের সংখ্যা- ৩৭

	(৪) অগ্রস্বত্বের দখলকারের বিবরণ	(৫) স্বর	(৬) মন্তব্য
নাম-	কুমার কৃষ্ণ দাস	স্বায়ত	
পিতা-	সীতানাথ দাস		
ঠিকানা-	১৪ নং বনমালী চ্যাটার্জী ষ্ট্রীট কলিকাতা---		

দাগ নং	জমির প্রেনী	মন্তব্য	দাগের মোট পরিমান(এ)	দাগের মধ্যে অগ্রস্বত্বের অংশ	দাগের মধ্যে অগ্রস্বত্বের জমির অংশের পরিমান
					একর হেক্টর

২৯৯১	শালি/ইটখোলা	৪(২খ)। ৪(২ক)। ধারা প্রযোজ্য	০.৪১	০.০৭৫৫	০.০২
২৭০৫	বাগ	গত খং নং - ৩৫৪৭ হস্তান্তরের ধরণ - রে: ক: মূল	০.৭০	০.৪৩৯৫	০.০২
২৭০৬	শালি	গত খং নং - ৩৫৪৭ হস্তান্তরের ধরণ - রে: ক: মূল	০.২৫	০.২৯২৬	০.০৭
২৭১৩	শালি		০.৪৯	০.০৩৩৩	০.১৬
মোট দাগের সংখ্যা- সাইত্রিশ মাত্র					

Certified to be true copy u/s 76 of Indian Evidence Act,1872 (Act 1 of 1872)

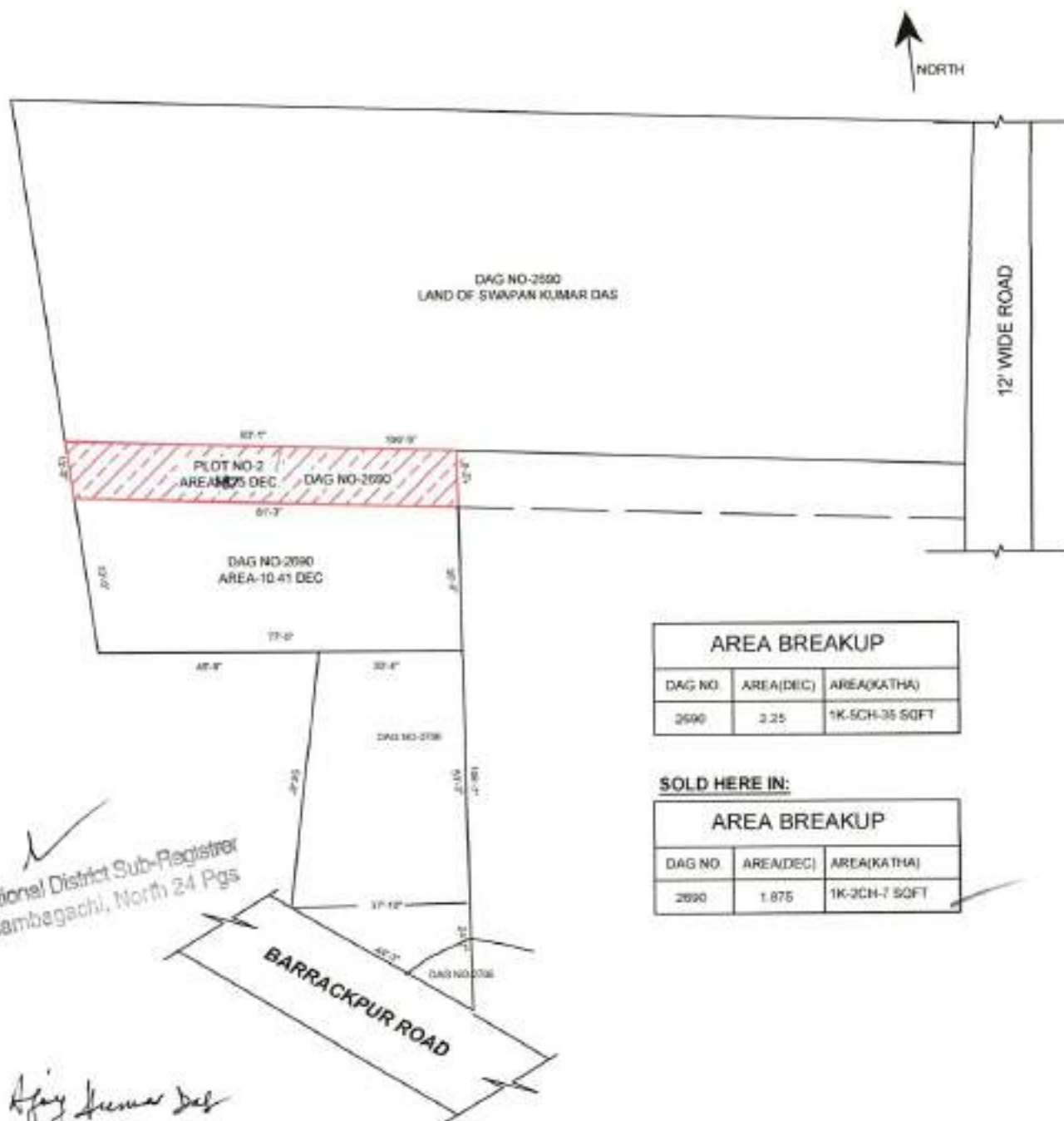
Fees Received : Application Fee : Rs. 10, Authentication Fee : Rs. 10 x 5, Total fee : Rs. 60, Copy No.:5615

Digitally signed by ARPAN KAHALI
Date: 2023.03.09 14:56:27 IST

Page ৫ of ৫

০৯/০৩/২০২৩ ০২:৫৬ PM

SITE PLAN OF R.S & L.R DAG NO-2690,2705,2706 AT MOUZA-BARBARIA, L.R.KH NO-457 J.L NO-8, UNDER PASCHIM KHILKAPUR GRAM PANCHAYAT, P.S.-DUTTAPUKUR (FORMERLY- BARASAT), DIST.- NORTH 24 PARGANAS, PIN 700126, WEST BENGAL



AREA BREAKUP

DAG NO.	AREA(DEC)	AREA(KATHA)
2590	3.25	1K-5CH-35 SQFT

SOLD HERE IN:

AREA BREAKUP

DAG NO.	AREA(DEC)	AREA(KATHA)
2690	1.875	1K-3CH-7 SQFT

Additional District Sub-Registrar
Kadambegachi, North 24 Pgs

Swapan Kumar Das

Somnath Das

Subrata Das (Subrata Das)

DRAWN BY-

Pranab Kumar Das

PRANAB KUMAR DAS

Swapan Kumar Das

SIGNATURE OF VENDORS

SIGNATURE OF PURCHASER



Additional District Sub-Registrar
Kadambagachi, North 24 Pgs.

29 NOV 2023

Major Information of the Deed

Deed No :	I-1519-05763/2023	Date of Registration	29/11/2023
Query No / Year	1519-2002813932/2023	Office where deed is registered	
Query Date	13/11/2023 6:17:27 AM	A.D.S.R. KADAMBAGACHI, District: North 24-Parganas	
Applicant Name, Address & Other Details	SWAPAN BARDHAN 97 B Harish Mukherjee Road, Thana : Bhawanipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8910907626, 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. 20,11,665/-	Rs. 20,11,665/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 60,370/- (Article:23)	Rs. 20,131/- (Article:A(1), E)		
Remarks			

Land Details :

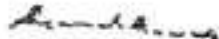
District: North 24-Parganas, P.S:- Barasat, Gram Panchayat: PASCHIM KHILKAPUR, Mouza: Barbaria, JI No: 8, Pin Code : 700126

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-2690	RS-805	Bastu	Shali	1.875 Dec	20,11,665/-	20,11,665/-	
Grand Total :					1.875Dec	20,11,665 /-	20,11,665 /-	

Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mr AJOY KUMAR DAS Son of Late KUMAR KRISHNA DAS Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office	Photo  29/11/2023	Finger Print  Captured 29/11/2023	Signature  29/11/2023
Village:- Barbaria, P.O:- Jagannathpur, P.S:-Barasat, District:-North 24-Parganas, West Bengal, India, PIN:- 700126 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AJxxxxxx8E, Aadhaar No: 47xxxxxxxx7780, Status :Individual, Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office				

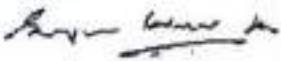


2	Name Mr SOMNATH DAS Son of Late Kumar Krishna Das Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office	Photo  29/11/2023	Finger Print  Captured LTI 29/11/2023	Signature  29/11/2023
Hari Mohan Dutta Road, Block/Sector: Dum Dum Contonment, 15E, City:- Dum Dum, P.O:- Dum Dum, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700028 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ADxxxxxx5J, Aadhaar No: 43xxxxxxxx8673, Status :Individual, Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office				
3	Name Mr SUBRATA DAS Son of Late Kumar Krishna Das Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office	Photo  29/11/2023	Finger Print  Captured LTI 29/11/2023	Signature  29/11/2023
Block/Sector: Kakur Gachi Road, Flat No: 5A ORCHID TOWER, 33/1, City:- Not Specified, P.O:- Kakur Gachi, P.S:-Manicktalla, District:-North 24-Parganas, West Bengal, India, PIN:- 700054 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AExxxxxx8K, Aadhaar No: 38xxxxxxxx4033, Status :Individual, Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office				
4	Name Mr SHYAMAL KUMAR DAS Son of Late Kumar Krishna Ras Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office	Photo  29/11/2023	Finger Print  Captured LTI 29/11/2023	Signature  29/11/2023
Banamali Chatterjee Street, 14, City:- Not Specified, P.O:- Cossipore, P.S:-Cossipur, District:-North 24-Parganas, West Bengal, India, PIN:- 700002 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AVxxxxxx2K, Aadhaar No: 52xxxxxxxx5071, Status :Individual, Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office				
5	Name Mr SUBIR KUMAR DAS Son of Late Kumar Krishna Das Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office	Photo  29/11/2023	Finger Print  Captured LTI 29/11/2023	Signature  29/11/2023



Banamali Chatterjee Street, Block/Sector: Cossipore, 14, City:- Not Specified, P.O:- Cossipore, P.S:-Cossipur, District:-North 24-Parganas, West Bengal, India, PIN:- 700002 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ADxxxxxx5K, Aadhaar No: 50xxxxxxxx0907, Status :Individual, Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr SWAPAN KUMAR DAS (Presentant) Son of Late KUMAR KRISHNA DAS Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office	 29/11/2023	 LTI 29/11/2023	 29/11/2023
	Son of Late KUMAR KRISHNA DAS Hari Mohan Dutta Road, Block/Sector: Dum Dum Contonment, 15E, City:- Dum Dum, P.O:- Dum Dum, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700028 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ADxxxxxx4K, Aadhaar No: 36xxxxxxxx9860, Status :Individual, Executed by: Self, Date of Execution: 29/11/2023 , Admitted by: Self, Date of Admission: 29/11/2023 ,Place : Office			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr CHAMPAK SARKAR Son of Late Debendra Nath Sarkar Village:- Dakshin Chatra, P.O:- Dakshin Chatra, P.S:-Baduria, District:-North 24-Parganas, West Bengal, India, PIN:- 743247	 29/11/2023	 Captured 29/11/2023	 29/11/2023
Identifier Of Mr AJOY KUMAR DAS, Mr SOMNATH DAS, Mr SUBRATA DAS, Mr SHYAMAL KUMAR DAS, Mr SUBIR KUMAR DAS, Mr SWAPAN KUMAR DAS			

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Mr AJOY KUMAR DAS	Mr SWAPAN KUMAR DAS-0.375 Dec
2	Mr SOMNATH DAS	Mr SWAPAN KUMAR DAS-0.375 Dec
3	Mr SUBRATA DAS	Mr SWAPAN KUMAR DAS-0.375 Dec
4	Mr SHYAMAL KUMAR DAS	Mr SWAPAN KUMAR DAS-0.375 Dec
5	Mr SUBIR KUMAR DAS	Mr SWAPAN KUMAR DAS-0.375 Dec







Endorsement For Deed Number : I - 151905763 / 2023

On 29-11-2023

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.

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

Presented for registration at 11:50 hrs on 29-11-2023, at the Office of the A.D.S.R. KADAMBAGACHI by Mr SWAPAN KUMAR DAS ,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 20,11,685/-

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

Execution is admitted on 29/11/2023 by 1. Mr AJOY KUMAR DAS, Son of Late KUMAR KRISHNA DAS, P.O: Jagannathpur, Thana: Barasat, , North 24-Parganas, WEST BENGAL, India, PIN - 700126, by caste Hindu, by Profession Business, 2. Mr SOMNATH DAS, Son of Late Kumar Krishna Das, Hari Mohan Dutta Road, Sector: Dum Dum Contonment, 15E, P.O: Dum Dum, Thana: Dum Dum, , City/Town: DUM DUM, North 24-Parganas, WEST BENGAL, India, PIN - 700028, by caste Hindu, by Profession Business, 3. Mr SUBRATA DAS, Son of Late Kumar Krishna Das, Sector: Kakur Gachi Road, Flat No: 5A ORCHID TOWER, 33/1, P.O: Kakur Gachi, Thana: Manicktalla, , North 24-Parganas, WEST BENGAL, India, PIN - 700054, by caste Hindu, by Profession Business, 4. Mr SHYAMAL KUMAR DAS, Son of Late Kumar Krishna Ras, Banamali Chatterjee Street, 14, P.O: Cossipore, Thana: Cossipur, , North 24-Parganas, WEST BENGAL, India, PIN - 700002, by caste Hindu, by Profession Business, 5. Mr SUBIR KUMAR DAS, Son of Late Kumar Krishna Das, Banamali Chatterjee Street, Sector: Cossipore, 14, P.O: Cossipore, Thana: Cossipur, , North 24-Parganas, WEST BENGAL, India, PIN - 700002, by caste Hindu, by Profession Business, 6. Mr SWAPAN KUMAR DAS, Son of Late KUMAR KRISHNA DAS, Hari Mohan Dutta Road, Sector: Dum Dum Contonment, 15E, P.O: Dum Dum, Thana: Dum Dum, , City/Town: DUM DUM, North 24-Parganas, WEST BENGAL, India, PIN - 700028, by caste Hindu, by Profession Business

Indetified by Mr CHAMPAK SARKAR, , , Son of Late Debendra Nath Sarkar, P.O: Dakshin Chatra, Thana: Baduria, , North 24-Parganas, WEST BENGAL, India, PIN - 743247, by caste Hindu, by profession Professionals

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 20,131.00/- (A(1) = Rs 20,117.00/- ,E = Rs 14.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 20,131/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 28/11/2023 7:55PM with Govt. Ref. No: 192023240298706268 on 28-11-2023, Amount Rs: 20,131/-, Bank: SBI EPay (SBIEPay), Ref. No. 9206594725632 on 28-11-2023, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

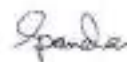
Certified that required Stamp Duty payable for this document is Rs. 60,370/- and Stamp Duty paid by Stamp Rs 10.00/-, by online = Rs 60,360/-

Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10.00/-

2. Stamp: Type: Impressed, Serial no 4168, Amount: Rs.10.00/-, Date of Purchase: 18/12/2023, Vendor name: Asim Das

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 28/11/2023 7:55PM with Govt. Ref. No: 192023240298706268 on 28-11-2023, Amount Rs: 60,360/-, Bank: SBI EPay (SBIEPay), Ref. No. 9206594725632 on 28-11-2023, Head of Account 0030-02-103-003-02



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



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1519-2023, Page from 134084 to 134109
being No 151905763 for the year 2023.



Spanda

Digitally signed by SMRITIKANA SEN
Date: 2023.12.01 13:24:46 +05:30
Reason: Digital Signing of Deed.

(SMRITIKANA SEN) 01/12/2023

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. KADAMBAGACHI
West Bengal.

